

SOUTH JORDAN CITY
COMBINED CITY COUNCIL AND REDEVELOPMENT AGENCY
ELECTRONIC MEETING

April 6, 2021

Present: Mayor Dawn R. Ramsey, Council Member Patrick Harris, Council Member Brad Marlor, Council Member Jason McGuire, Council Member Don Shelton, Council Member Tamara Zander, CM Gary Whatcott, ACM Dustin Lewis, City Attorney Ryan Loose, Director of Government Affairs Melinda Seager, Engineering Director Brad Klavano, Deputy Police Chief Jason Knight, Administrative Services Director Spencer Kyle, Associate Director of Parks Colby Hill, Recreation Program Supervisor Emily Stephens, Planning Director Steven Schaefermeyer, Public Works Associate Director Raymond Garrison, CFO Sunil Naidu, City Recorder Anna Crookston, Communications Manager Rachael VanCleave, City Commerce Director Brian Preece, Strategic Services Director Don Tingey, Fire Chief Chris Dawson, IT Director Jon Day, Meeting Transcriptionist Diana Baun, GIS Coordinator Matt Jarman

Others: Attendance electronically via Zoom.

6:30 P.M.

REGULAR MEETING

A. Welcome, Roll Call, and Introduction to Electronic Meeting - By Mayor Dawn R. Ramsey

Mayor Ramsey welcomed everyone present. All members of the City Council were present. She introduced the electronic meeting. She announced that in 2 weeks meetings will resume in person at South Jordan City Hall in the Council Chambers downstairs. They will also be including an electronic virtual element like we have now so anyone who can't come to City Hall will still have the opportunity to participate. The information to join that meeting will be on the website and all of the public postings about when the meetings are.

B. Invocation – By Council Member, Brad Marlor

Council Member, Brad Marlor offered the invocation.

C. Pledge of Allegiance – By CFO, Sunil Naidu

CFO, Sunil Naidu led the audience in the Pledge of Allegiance.

D. Minute Approval

- D.1. March 16, 2021 City Council Study Meeting
- D.2. March 16, 2021 City Council Meeting

Council Member Shelton made a motion to approve the March 16, 2021 City Council study meeting minutes, and the March 16, 2021 City Council meeting minutes, as printed. Council Member Zander seconded the motion. The vote was unanimous in favor.

E. Mayor and Council Reports

Council Member McGuire did not have anything to report at this time.

Council Member Harris said he has been talking with CM Gary Whatcott and staff over the past few weeks to see if they can get some sidewalks in some critical areas in his neighborhood. That will be a future project down the road but a lot of good work from city staff and Mr. Whatcott.

Council Member Shelton met with the Senior Advisory Committee via Zoom and they are an enthusiastic bunch. They are working on plans for reopening their services. They have been providing lunches all through the pandemic, a sack lunch kind of thing, but they are looking to expand their services more as the pandemic comes to a close and more of their members are vaccinated. They are working on those plans and excited to start getting back together.

Council Member Marlor noted the Architectural Review Committee has been on hiatus for far too many months so he is looking forward to meetings and believes they will be starting back up again in person soon. He said a few weeks ago he got his first COVID shot and gets his second one this Saturday, he is looking forward to continuing to be virus-free and enjoying some time down at the Utah League of Cities and Towns in a few weeks.

Council Member Zander had a board meeting for the South Valley Mosquito Abatement Board that she sits on, nothing new to report there. She is also looking forward to the Utah League of Cities and Towns in a few weeks.

Mayor Ramsey said she had just over 30 different board meetings she attended and has had lots of opportunities to represent the city in all the different areas she could. She had a meeting with a few members of the Salt Lake County Council. Councilwoman Aimee Winder Newton reached out and wanted to sit down and visit. Councilman David Alvord came and they had the policy advisor for Steve DeBry there as Mr. DeBry was unable to join them. They had members of the staff and a couple of County Council representatives who wanted to talk through some of the growth on this west side of the valley issue, the growing pains. They had a few questions for us and wanted us to know they are there for us if we need anything and would like to work together. Mayor Ramsey added she appreciates them coming and asking questions about things that maybe they were wondering about and meeting face to face. She attended a meeting the Governor presented at and a Town Hall with Senator Romney and one with Senator Lee. The one with Senator Lee was in person so she had the chance to visit with a handful of legislators along with two other mayors from the west side of Salt Lake County. The mayors of West Valley and West Jordan were there along with a couple of county council members and several legislators including ours, Senator Fillmore, Representative Teuscher, and Representative Pulsipher. It was good to visit with them as well. She attended the city's Spring Spectacular Drive Thru event that the city had on Saturday evening and was extremely impressed with how wildly popular they are, how well attended they are. People love these events and are very grateful our staff has worked outside the box to continue to provide ways we can be engaged as a community and this was no exception. It was packed and they handed out

easter egg bags with candy in them for the first 3,000 kids that came through. There were a number of people who don't live in our city who attended as well who thanked her for letting them come because we are the only city doing anything like this and it's a safe environment. She had the opportunity to hold one of the baby goats, however, it decided to relieve itself on her and she was able to reminisce about the other times she has been able to interact with animals at city events, including a python a few years ago during Halloween, a huge skunk, and cleaning up a dead raccoon. She loves the memories she is making at all these events. She thanked all those who give service to our community because it is those collective efforts that make South Jordan what it is. Last night she had the chance to attend the opening night of Bingham Baseball, and it is something near and dear to her heart since her husband oversees the program and volunteers a thousand hours to prepare and put it together. So many people from around the city work hard to provide this little league program as volunteers. Opening night was awesome, people didn't care about the weather and the kids and families were happy to be there. On behalf of Bingham Baseball she was asked to pass along a huge thank you to the staff for taking such good care of our parks and making it an amenity the community can use, they are well-loved and used by residents across our community.

F. Public Comment:

None.

G. Presentation Items:

G.1. Proclamation: Recognizing Child Abuse Awareness month. *(By Mayor, Dawn R. Ramsey)*

Mayor Ramsey read the proclamation recognizing Child Abuse Awareness month.

G.2. South Jordan Youth Council Mayor report. *(By Recreation Program Supervisor, Emily Stephens)*

Recreation Program Supervisor Emily Stephens turned the time over to the Youth Mayor Nephi Christensen for the report tonight.

Mr. Christensen is a senior at Bingham High School who is serving as the Youth Mayor of South Jordan's Youth City Council. This organization is for high school students in 9th-12th grade. It focuses on teaching youth about local government and getting them more involved in our community. They go to services and have meetings where they listen to different city members explain their jobs and roles in local government. Despite the COVID-19 pandemic this year the South Jordan Youth Council has had 48 members, 13 meetings, and 11 different services throughout the year. Most of the meetings have been through Zoom and they have found ways to do some of their meetings and services in person by wearing masks, being outside, and even having members come in different shifts. They have done their best to serve the community through this tough year and recorded 251 service hours as a council, plus any time members spent at home assembling kits or doing home services. Some of the services and events they were able to help with this year were the city's Daddy-Daughter dance. It was a lot of fun and a service they enjoy helping out with each year. The kids in attendance got little wings and wands and it is always a lot of fun. The next event was the South Jordan Pumpkin Promenade. This was a great event and with it being outside it was very

COVID safe. People came at different times to walk through and see the pumpkins being judged and the City Council members judge the pumpkins and it's a very fun contest. They helped pass out cookies and check people in, it was a lot of fun. The next event was South Jordan Youth Soccer where they helped the referees clean up, set up the nets and even learned some referee skills. For their Christmas service, they did bags for the seniors. For this event they got creative and their advisor, Ms. Stephens, put together Christmas kits which all the members came and picked up. They then assembled their two kits at home and brought them back to the Community Center. After this, a group of members came and handed out the kits to the seniors who were picking up their lunches. The kits had candy, Christmas decorations, and handwritten cards and they brightened the seniors' day! In past years members helped assemble the candy windows that are put up at the South Jordan Light the Night, this year they helped fix up and freshen some of the previous artworks so they could be displayed once again. For their Valentine's service, they did an at-home service that each member did personally. They heart attacked people, which is where you cut out a bunch of hearts and write compliments and words of encouragement on them and stick them on someone you know's door that is needing it. He personally did this service to his older sister who had just had a baby and it made her really happy and he's sure the other council members had similar experiences. For their spring service project they did hygiene kits for Legacy Retirement home. They included hygiene items and products to help with the current pandemic, along with handwritten letters from each of their members. For this service, they scheduled to come in increments which helped them stay socially distant and limited the number of members who were at the service at a time. Like the mayor mentioned previously, they also were able to help with the Spring Spectacular which included bagging all the eggs they gave to the kids, and also some of the members were able to attend and pass them out. It is a great service and his favorite every year and he's glad it lives on through this time. They also helped with the Halloween kid's race at Heritage Park, wrote Christmas letters to Santa at the Gale Center, and will be helping with the Mother-Son social on May 1. Unfortunately, they were not able to participate in State Legislature day this year, it is a great event and one of the best ways to learn about government and one of his favorites in the past. Despite this, they hope to be able to participate in it in the coming year. He has loved his four years serving on the South Jordan Youth City Council, being the Youth Mayor and on the executive council has allowed him to expand himself and learn through leadership opportunities. He is really going to miss the council and all the friends he has made over the time he has participated. He is so glad they were able to adjust the council to succeed through this challenge and like the rest of South Jordan City and its citizens it proves how strong we are. He wanted to thank his advisor, Ms. Stephens, who stepped up this year and helped make the council great. He loves South Jordan and he loves the programs like the Youth City Council it supports.

Mayor Ramsey thanked Mr. Christensen for his great report. She said she has appreciated getting to know the members of the youth council and seeing how much service they give. They have worked to think outside the box and maintain their ability to serve the city on top of everything else, it is impressive and an opportunity to learn grit in a way you can't get anywhere else.

Council Member Harris said this youth council is amazing. He has been to the events they've done and they have done a fabulous job. With the amount of preparation, they deliver, the people who go

there have a great time and it brightens their day. He said he thinks it was a tremendous benefit to those to live both in and out of our city.

Council Member Zander asked Mr. Christensen to pass along their gratitude. She added it is not easy to be a leader through a pandemic and we need more leaders. She hopes he and his fellow council members will continue to stand up, speak up, and serve because that's exactly what we need. She mentioned some of the best things we do in life don't get any kind of pay but we feel good about it.

Council Member Marlor said thank you to Mr. Christensen and Ms. Stephens for all their work this year.

Council Member Shelton expressed his thanks as well and to the staff that has worked with them. He appreciates them continuing to serve during this difficult time and it will be a great blessing to them in their lives to have had this experience.

Mayor Ramsey said some are so concerned about the future of our country that they feel there might not be hope, and she could not disagree more. It is young people like our Youth Council members that are our future that give her absolute hope for the future, for the city, the state, and the country. She is sorry they weren't able to have the Legislative Day, that is something she and council look forward to when they can meet downtown and get to visit with the Youth Council and have lunch, and generally the Governor attends to speak. That's an event she is confident will happen next year and the city will have a fairly highlighted role potentially that day. It may be an opportunity to pull some strings and get seats closer to the front since she is conducting the event. The new Youth Council will be sworn on May 13th over Zoom, she encourages the current and future members of the Youth Council to participate in that day downtown because it is a remarkable day.

H. Action Item: Resolution R2021-07, prohibiting the use of an ignition source, including fireworks, lighters, matches, sky lanterns, and smoking materials in certain areas.
(By Fire Chief, Chris Dawson)

Mayor Ramsey noted this is a follow-up to state law and adds some clarity on what certain areas in our city are.

Chief Chris Dawson said per state law they are required to define those areas within our city considered to be at high risk for fire danger. This has to be done each year by May 1, this includes determining which areas are worthy of fire restrictions. Once they do that, they submit a map of those areas to the county and to the State Fire Marshall's office for publication and they provide an interactive map on the city's website for use by the residents. They are expecting to have a very dry year this year. Obviously with the drought that is going to be a significant problem and they will undoubtedly have a very active fire year this year. There are already wildfires happening in Tooele right now and the fire year gets longer all the time. Their goal with this resolution is to identify those areas within our city's boundaries that present the most significant fire danger to the community. This year he worked with the city attorney's office to clarify and simplify some of the language in the resolution to more clearly align with state law, however that doesn't change the areas identified last year when they expanded some of the restricted areas. The map did not change this year. Our fire department responded to 134 fire-related calls in July of 2020, of those they identified 19 of which

were firework-related fires just in July. Six of those calls were in previously restricted areas, four of which were immediately adjacent to restricted areas – so about half were either in or right next to those areas of restriction. The only residents he heard from after last year's changes were from those who wanted to expand the restricted areas, he did not have any complaints about the restrictions placed last year. That also included a request from Daybreak to look at adding some city-enforced areas under the area that is restricted currently by their HOA. Their goal is to identify those areas that present a real hazard within the community and help to educate the citizens and keep them safe. They plan to maintain their public education on fire-related topics and will continue their fire department patrols on and around July 4th and 24th so they can do some proactive education within the community as well.

Council Member McGuire made a motion to approve Resolution R2021-07. Council Member Harris seconded the motion. The vote was unanimous in favor.

RECESS CITY COUNCIL AND MOVE TO REDEVELOPMENT AGENCY MEETING (RDA)

Council Member Zander made a motion to recess the City Council meeting and move to a Redevelopment Agency meeting. Council Member Harris seconded the motion. The vote was unanimous in favor.

- I. Public Hearing Item:** Resolution RDA 2021-05, making findings and determinations as to the use of project area funds collected in the Towne Center project area and authorizing the use of a portion of the project area funds. *(By City Commerce Director, Brian Preece and Strategic Services Director, Don Tingey)*

City Commerce Director Brian Preece said they have been working on moving this street and making some improvements into an RDA project area for a few years. A lot of different things have happened and they are finally ready to do that. One of the issues is the project area time limit has expired. There is money in the project area still to do these improvements, and is one of the aspects of the resolution, to move forward and let everyone know they are using the money (tax increment that was collected during the time the project area was in place) and making those improvements. The other aspect is there is a small portion of what is happening that will be outside of the project area. He was not involved in the very beginning of this project area and there was one parcel left out of the project area. These areas can be done like swiss cheese with parcels in and out. There is a parcel north of the power station on Redwood Road that the city-owned and sold to a developer and the developer is making improvements. The deal was to continue with these proposed improvements that were contemplated before we started the process of selling it to this developer. The parcel next to it on the north was left out, parcels that surround it are in, but it is not. State law allows project money to be used outside of a project area as long as they benefit the project area, and the majority of what happens here will benefit the project area and the parcel left out. It will help to create a more developable area, eliminating the little drive area by moving it to the south so it straddles the two property lines and lines up across from an existing street for traffic safety. This was discussed with the Redevelopment Agency attorney, Mr. J. Craig Smith. He felt although we normally don't do resolutions like this to spend money in project areas since there is already a budget and a plan that has to be followed, this was different because the project area had expired. Mr. Preece added Mr. Craig said they should do a resolution so everyone knows what is going on and there shouldn't be any questions as to transparency.

Strategic Services Director Don Tingey noted these are improvements that were contemplated as the area was looked at and the site plan was approved. Now that the project is out and the costs on the table are the bid amount, they are confident the money being approved tonight will cover the associated expenses.

Chairman Ramsey opened the public hearing. There were no comments. She closed the public hearing.

Board Member Marlor asked what happens to the remainder of the funds that aren't spent.

Mr. Preece responded he wasn't sure, but knows they have enough to cover the project. The remainder of the funds will likely be folded into the main RDA to help pay for any expenses such as annual fees and things like that. They also pay bonds with it.

CFO Sunil Naidu said they do have a couple of outstanding bonds leftover and this will help to pay those. When we created the Gateway Projects, initially the city put in a lot of money towards them, with the understanding that if at some point RDA has sufficient money to pay back the city they would do that. They will pay towards the bonds first, then once the bonds are paid off the city will be paid back.

Board Member Shelton noticed on the map that the street to the west of this does not line up exactly with the new entrance, he assumes they are lined up close enough that normal traffic turn lanes will work?

City Engineer Brad Klavano said they are lined up close enough, UDOT has reviewed it and has given them permission. The idea is not that traffic is going to go all the way across, but that people can make a left and right-hand turn in and out of there.

Board Member Shelton made a motion to approve Resolution RDA 2021-05. Board Member Marlor seconded the motion. Roll call vote. The vote was unanimous in favor.

ADJOURN REDEVELOPMENT AGENCY MEETING (RDA) AND RETURN TO CITY COUNCIL MEETING

Board Member Shelton made a motion to adjourn the Redevelopment Agency Meeting and return to City Council meeting. Board Member McGuire seconded the motion. The vote was unanimous in favor.

J. Discussion Item: Concept design for property located at 11381 South Temple Drive. (By Director of Planning, Steven Schaefermeyer and Applicant, Thayne Gardner)

Director of Planning Steven Schaefermeyer presented a prepared presentation. (Attachment A)

Mr. Schaefermeyer explained this is a PD floating zone application. The Gardner's have submitted the application and the first step is to work with staff on their concept, and have done that. The second step is to come to the council for discussion and to get their input before they go through the

rest of the public hearing process. This is new to the Gardner's and he is hoping to give information about why staff believes this is a good concept and then get feedback and concerns from the council. They have had several different people come to them with ideas for this piece of property, but there are some challenges with making a commercial development successful on this piece of property. The biggest challenge is that it slopes off and on the east corner is a detention basin, the east half of the property slopes a total of 20 feet. The top portion of the property is relatively flat and they have had suggestions for commercial uses there, but the issue is no one knows how to deal with the east half of the property that slopes off. Dr. Thayne Gardner came to the city and suggested he build his dental practice on the corner, and then on the east half of the property build a single-family home. This was brought to the council because the project area is less than an acre, so they could change the code or re-zone part of the property, but the staff felt it could cause future issues so they are bringing it to the council in the PD floating zone. The request is to allow this single-family home on the east half of the lot and change, for this project, the minimum project area of 1 acre. With the grade you can build a single-family home with a walk-out basement, however for a business to build there they would need to bring in a lot of fill and they prefer not to do that due to cost issues and visual changes. The staff has not seen a good concept yet for how they could develop the east half commercially and this property has been on the market for a while. This is the first commercial use they feel is a viable option.

Dr. Thayne Gardner explained the plot of land is unique and challenging, especially with the drop-off, and trying to use it commercially would be very difficult so they were trying to be creative on how to utilize the land and fix it up and make it something nice for the entrance to the city. He thinks doing this with the single-family home on the east side with the slope and the dental practice on the corner would be an option for that area. Mrs. Gardner added they are building their house next to their dental practice.

Mayor Ramsey said she loves the idea of a nice commercial business and home rather than what is there now.

Council Member Zander expressed concerns over the shared driveway, it is a very narrow parcel so she asked if the staff was concerned with this as the Gardner's will be living there now but one day the home will be sold and what will happen when the residence is sharing a driveway with the business?

Mr. Schaefermeyer said yes, they will need to look at that more closely but it will be done at the subdivision phase. It would be set up as an access easement and those are all throughout the city, on commercial developments in particular, where they have easements that share things like parking, driveway aisles, and shared maintenance. So, it can be a little complicated but it is something they deal with on a regular basis in most commercial developments. The fact that this is a single-family home does make it a little bit different, but not too different than other easements throughout the city.

Council Member Zander asked if there was another example in the city of a residential home accessing a commercial easement or driveway parking lot like this would be.

Mr. Schaefermeyer couldn't think of one right away but that doesn't mean they don't exist. They have similar things with residents who have a home in front and then an easement that goes back, they even have subdivisions where there was an access easement on the subdivision plat for an

additional subdivision behind the current one, so he would have to look and they can address that specifically for future public hearings. If they are comfortable with the overall concept they can highlight that issue specifically as they move forward.

Mr. Klavano noted it's not quite the same, but the North District behind Warren's and where Raising Cane's is going in they have those townhomes and they share the same private drive. It's a little different but still a similar situation.

Council Member Zander said she didn't have a strong opinion about elevation options, but she does want the architecture to match the other two commercial buildings that are on the northwest and southwest corners. Her concern is putting something on that corner that matches the pitch of the roofs in Parkway Palisades it may not match the look of those other two commercial buildings. She is more concerned that the building matches the rest of the corner.

Mr. Schaefermeyer noted the northwest corner building is two stories, but this project would be hard to match that as the parking could not accommodate a two-story building. The new project across the street is definitely more of a traditional office building look to it, however, it is not built yet. He would suggest pointing the architect towards the northwest corner building for comparison.

Council Member Zander said this is her district and if the building becomes too tall the people in Parkway Palisades will not be happy if it is two story. She asked the Gardner's what their intentions were and added a one story sounds great, if it's two story that might be something to pause about.

Dr. Gardner said the plan is currently one story.

Council Member Zander said having a nice commercial building there along with residential is a great combination. She is happy with the responses.

Mr. Schaefermeyer said they wouldn't get into the specifics for the single-family home, they would rely on the surrounding zone, the R-2.5 zone, for those standards.

Council Member Zander reiterated out of respect for the Parkway Palisades residents she would like it to be a one-story building for the commercial building as part of the agreement if possible.

Mrs. Gardner said one story is the plan as her husband is currently the only dentist. He may have a partner in the future, but that would still work with the one story.

Mayor Ramsey said she appreciates Council Member Zander asking about the building matching the surrounding area. This is a unique parcel and she appreciates the Gardner's finding a way to fit a nice commercial building in that spot along with their home in a way that works well.

Mr. Schaefermeyer noted access off 11400 south is a challenge and since this only has one access off of 1300 west it is hard to get another commercial user in there.

Mayor Ramsey clarified this means there will still not be access from 11400 south, the only access would be from 1300 west. Dr. Gardner confirmed that was correct.

Council Member Harris said he thinks this is well thought out. They are going to make it look nice if their home is going to be there. For him, he doesn't know if it needs to match per se, but it should flow well within the area. They have his support.

Mrs. Gardner noted they do not want the home and commercial building to match so that if someday they move out of the house it doesn't look like they have to belong together. They are meeting with an architect to try and piece all that together.

Mayor Ramsey addressed the council members and they all voiced their support of the project.

Mr. Preece added from an economic development standpoint this is a very creative way to deal with an infill parcel.

Mayor Ramsey said the direction from the council is to feel free to proceed. They have their support as well as gratitude for finding a way to use a unique piece in a way that really works well in the area.

K. Staff Reports and Calendaring Items

Mr. Whatcott shared the Utah Police Chief Association gave our Chief of Police, Jeff Carr, who could not make it tonight, the Midsize City Police Chief of the Year Award. There was a nice banquet and he was honored for that by a group of his own peers for his work and effort.

Mayor Ramsey noted after the difficult year we've had and the attitude towards police in general this is a wonderful recognition. We have also had some unique issues in our city we don't often come across that he has dealt with them and been an outstanding leader.

ACM, Dustin Lewis said he has worked with Administrative Services Director Spencer Kyle and there are several vacancies on the Historical Preservation Committee and Arts Council needing to be filled. He added there are some appointments for the Senior Committee that need to be made. He has been working with him to verify those lists and bring them up to date. He will be reaching out to everyone in a separate email to share what vacancies exist that they can appoint people for. They have one application currently for the Arts Council that he knows Council Member McGuire is eager to have someone appoint.

Mr. Whatcott said County Council Member Alvord reached out indicating he had at least two appointments to the Arts Council for the Salt Lake County that needed to come from the west side (west of Bangerter Highway). He noted they already nominated one person.

Mayor Ramsey confirmed her name and she lives just west of Mayor Ramsey. She thinks she would be a perfect candidate for this. They will be going through and vetting applications for the Zoo, Arts, and Parks (ZAP) Tier II grants for arts programs and representing our area to advocate and work towards funding.

Mr. Whatcott added Senator Fillmore tried to push a bill by suggesting the west side cities were not getting their fair share of the ZAP funding, and because of those discussions this is why these

appointments are coming to his district. Tier II money isn't nearly as large and the project sizes are smaller but we rely heavily on those, these grants are used for a lot of productions here in the city.

Mayor Ramsey added our Arts Council, the Daybreak Arts Council, and the Early Light Academy's theater program all apply for grants through this program.

Council Member Zander said she saw the email from Mr. Whatcott and asked if they can nominate more than one person or if they only get one from South Jordan?

Mr. Whatcott said we could have two from South Jordan and possibly one might be from Herriman.

Council Member Zander asked if they wanted individuals to be art enthusiasts, or individuals who are astute and willing to sit and look through things and care about the southwest part of the valley.

Mr. Tingey said it is not necessarily people with arts experience, and definitely not someone who is applying for the grant, but someone interested enough in the arts willing to spend the time working with the board and spending about two months of the year reviewing around 100 grant applications from all the smaller arts agencies. They review those grants and prioritize them and make recommendations for funding to the county council. He said the hours required are pretty intense during a few months, 10-20 hours in grant application review, and then a few meetings.

Mayor Ramsey said they try to be mindful of people's time and work as best they can around their schedules. During most of the year they just have a few meetings, then for a couple of months, it is pretty busy with all the applications.

Mr. Tingey said they have two to three meetings over a two to three-month period when they are reviewing the grants.

Mr. Whatcott said he looked at their boards on the county level and almost every board had openings, they are taking applications from anywhere. The more representation we get on these boards, the better we will be.

Mayor Ramsey said at the state level there are many openings for boards around the state. If you go to the state board and commission's website it will have a list of all the vacancies and openings. It is a fairly easy process to submit your application and the appointments are made by the governor. Anyone from South Jordan City who is willing to serve on behalf of the city is encouraged to do so.

Council Member Zander asked if we could get the city to write up something and have Communications Manager Rachael VanCleave get that out in a professional way and feels it would be more meaningful than just sharing it on social media. She thinks it would be beneficial to proactively promote this as a city.

Mr. Whatcott said that is doable and the websites are easy to navigate and see what is available.

Council Member Zander noted a large majority of our city has lived here less than 10 years and doesn't have connections. If we can get that information out and educate the residents it would be beneficial.

Mr. Klavano said UDOT has narrowed down the closure dates at 10400 south to May 1 or May 2. He noticed message boards today on 10400 south that it would be closed east/west on May 2 so that weekend he will take a day to redo the signals and striping. It will be a mess that weekend and then fully closed on that Sunday.

Mayor Ramsey said this is proving to be slightly unfortunate for us that 12600 south was closed first because people were fine with that but now they are worked up about 10400 south but as we continue to say, everyone needs to be patient because it is going to be great when it's done and everyone here has worked very hard to get the funding to make it happen and not have it be a great big overpass. Yes, the traffic on 11400 south is going to be bad for six months, it is already getting full, but they are asking for everyone's patience because it is going to be very nice when it's done.

Mr. Whatcott said with the closure we are saving considerable time on the back end of the project. This has shortened the construction timespan significantly by allowing the closure.

Mayor Ramsey said she has seen the social media comments and she wants people to understand that this takes quite a bit of money for these projects, getting equipment in place, staff and personnel, bringing in dirt and fill, and being able to do both of the intersections at the same time was extreme planning. Many people believe it was poor planning but it was actually the exact opposite. UDOT has been very fiscally conservative and very careful with public money and it saved a great deal of money on these 50+ million dollar interchanges when they can do both of them together. In the end, it will be really nice, much safer, and it will cost less.

Mr. Whatcott noted they had a number of traffic accidents at the 11400 intersection and one was serious, and if they can avoid one person from being severely injured or killed in these construction zones it is worth every penny to go through this process and he believes this will prove to be a much safer project.

Mr. Klavano said the dirt coming from our dig is going to 12600 and 6200 south, so that saves a lot of money to the state and public to be able to take that dirt out of the hole and place it somewhere else as opposed to taking it somewhere else or importing it.

Council Member Shelton said he saw the message board on 11400 south saying they are doing something with the lanes and he was wondering if Mr. Klavano knew what that was.

Mr. Klavano said Newman Construction is doing some utility work down there at Riverfront Parkway and 11400, so it's not anywhere near this project. That is a state road so the city doesn't issue the permits on there, but he believes they are going to be in and out of there before that is an issue.

Mr. Whatcott said Dominion Energy wanted to do a project on 9800 south and they had to suggest they do that another time.

Mr. Klavano added they wanted to go from 4000 west down to 2700 west with a new gas line on 9800 south, they decided to wait until after the project is done.

Director of Government Affairs Melinda Seager said the Salt Lake County Council will be having a special meeting this Friday at 4:00 p.m. to decide upon their mask mandate and whether they are going to be expanding that. Also, Governor Cox has put out they will be extending their mask mandate to May 31 for all state employees as well as visitors and anyone going to any state facility.

Mayor Ramsey noted this Friday she has been asked to speak at a housing quorum that EDC Utah is doing and will be speaking about the efforts the City of South Jordan has made when they reached out to Ivory Homes and the Bingham Court projects and that unique partnership. Ivory Homes wants to have an event when the first closing takes place on one of the nine units we did with them and the Bingham Court Project and they asked her to invite the Governor. She is waiting for final confirmation if he will be able to join them, and if he is they will then get the date and time and everyone will get an invitation. Ivory Homes is putting this on and wants to highlight these unique efforts that have taken place. She believes it is proposed at the end of April, but they don't know yet. She also included Mike Mower in the invitation to the governor and he said he felt it was a great event for the governor to participate in, along with Clark Ivory and probably Chris Gamvroulas from Ivory Homes, and an opportunity for the council to be there and to highlight together this partnership and the vision on behalf of the city. The time proposed was around 5:00 or 6:00 p.m., so it was after work. Also, there is a Water Users Conference for the Boards of Trustees of the water districts in the State of Utah that is being held for a few days in May, however, it is right over our council meeting so she wasn't sure what to do. She feels this is valuable training and would be beneficial so she is going to go, she will be joining the council meeting that week electronically.

RECESS REGULAR MEETING TO MOVE TO EXECUTIVE CLOSED SESSION

Council Member Marlor made a motion to go into executive closed session to discuss the purchase, exchange, or lease of real property and to discuss pending or reasonably imminent litigation. Council Member Zander seconded the motion. The vote was unanimous in favor.

L. Executive Closed Session Items:

L.1. Discussion of the purchase, exchange, or lease of real property.

Council Member Harris made a motion to close the discussion of the purchase, exchange, or lease of real property and move to discuss pending or reasonably imminent litigation. Council Member Shelton seconded the motion. The vote was unanimous in favor.

L.2. Discussion of pending or reasonable imminent litigation.

ADJOURN EXECUTIVE CLOSED SESSION AND RETURN TO CITY COUNCIL MEETING

Council Member Zander made a motion to come out of executive closed session. Council Member McGuire seconded the motion. The vote was unanimous in favor.

The City Council reconvened in an open City Council meeting.

ADJOURNMENT

Council Member Harris made a motion to adjourn. Council Member Marlor seconded the motion. The vote was unanimous in favor.

The April 6, 2021 City Council meeting adjourned at 9:09 p.m.

This is a true and correct copy of the April 6, 2021 City Council Meeting Minutes, which were approved on April 20, 2021.

Anna Crookston

South Jordan City Recorder

TEMPLE DR (1300 W)

1287 W Alta
Creek Cir

1273 W Alta
Creek Cir

1261 W Alta
Creek Cir

1247 W Alta
Creek Cir

1233 W Alta
Creek Cir

11381 S
Temple Dr

1227 W Alta
Creek Cir

11393 S
Temple Dr

11395 S
Temple Dr

11400 SOUTH

1210 W
11400 S



11397 S
Temple Dr

A-5

1287 W Alta
Creek Cir

1273 W Alta
Creek Cir

R-2.5

1261 W Alta
Creek Cir

1247 W Alta
Creek Cir

1233 W
Creek

P-O

C-N

11381 S
Temple Dr

11393 S
Temple Dr

11395 S
Temple Dr

A-5



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BIKE LANE



STOP





NO LEFT TURN

SLOW
100 MPH LANE
FRONT YARD

PROJECT SUMMARY	
ZONE	O-4
LOT 1	98,541 SF 0.811 ACRES
LOT 2	25,338 SF 0.58 ACRES
TOTAL LAND AREA	123,879 SF 1.191 ACRES
BUILDING 1 AREA	4,130 SF
BUILDING 1 PARKING	8.81/1000

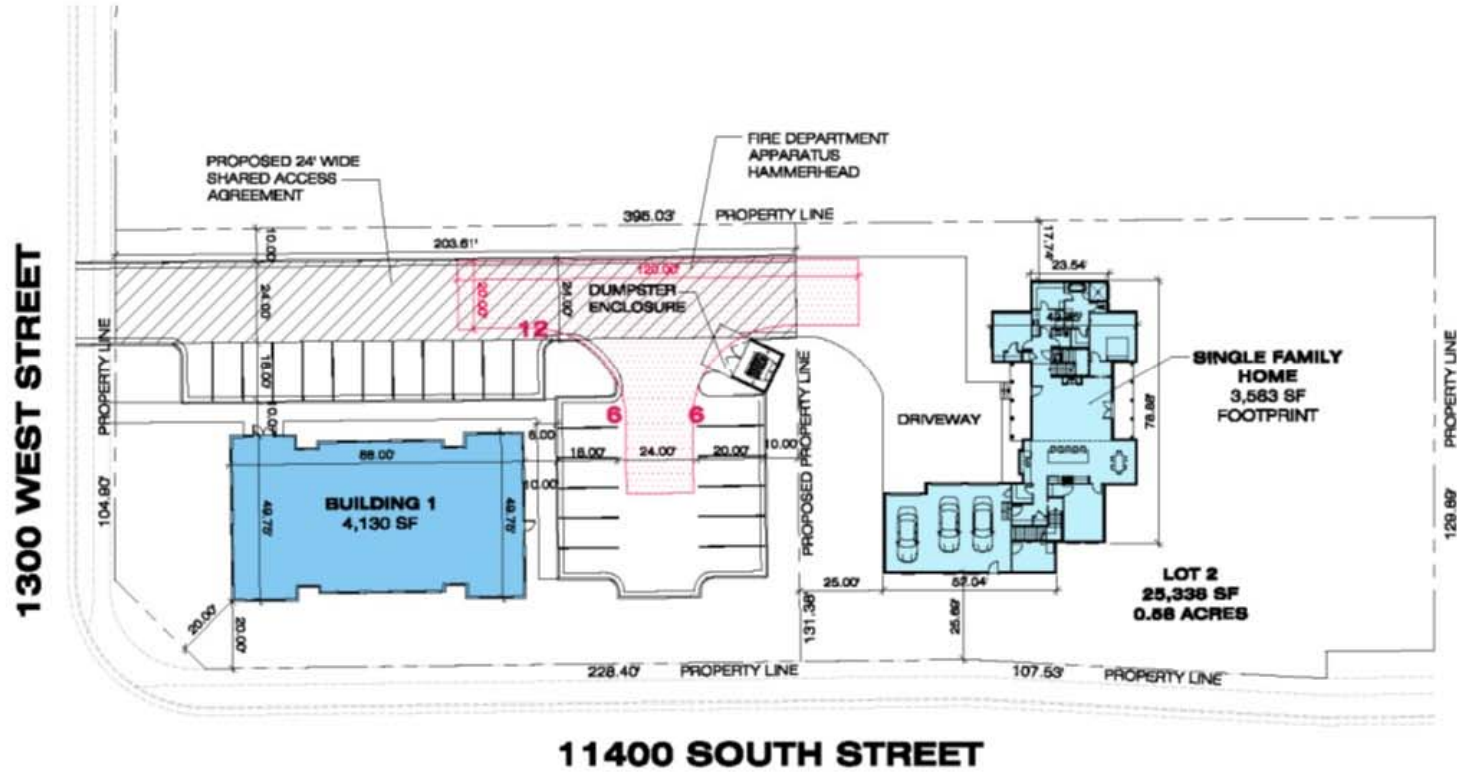


SAMUEL J. BRADY

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NOTE: THIS DRAWING IS PROVIDED FOR YOUR APPROVAL OF THE SPACE NOTED AND IS NOT FOR CONSTRUCTION. ACTUAL SITE DIMENSIONS COULD VARY.



11381 SOUTH 1300 WEST

SOUTH JORDAN, UT
DR. THAYNE GARDNER DENTAL OFFICE & SINGLE-FAMILY HOME

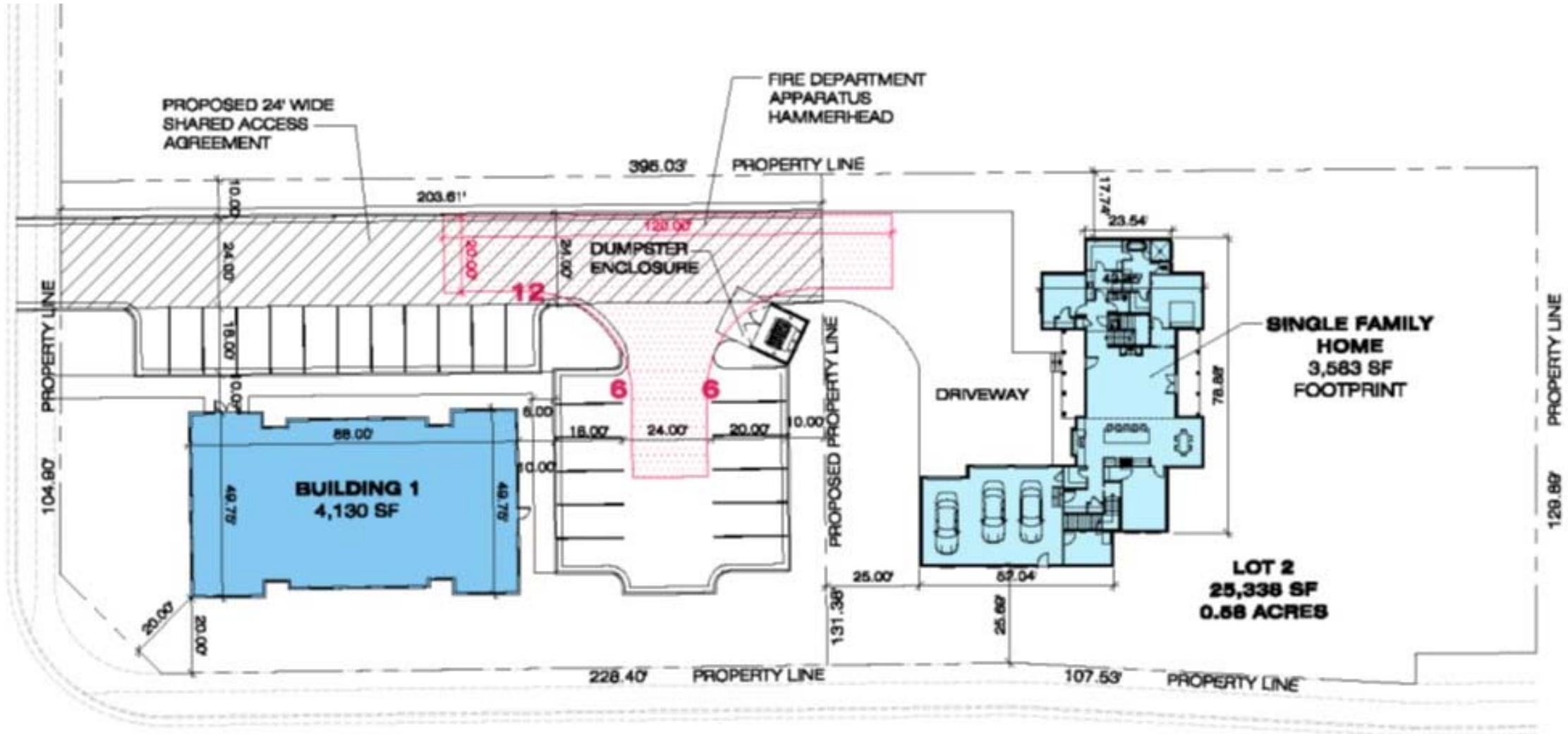
SITE PLAN

SCALE: 1" = 20'-0"
FEBRUARY 2, 2021
SITE-1.dwg



AS.1

1300 WEST STREET



11400 SOUTH STREET





Roy
Dental Care

SIGNAGE

PRC