MIDVALE CITY COUNCIL MEETING
AGENDA
September 05, 2017

PUBLIC NOTICE IS HEREBY GIVEN that the Midvale City Council will hold a regular meeting on the 5th Day of September, 2017 at Midvale City Hall, 7505 South Holden Street, Midvale, Utah as follows:

6:30 PM
INFORMATIONAL ITEMS

I. DEPARTMENT REPORTS

II. CITY MANAGER BUSINESS

7:00 PM
REGULAR MEETING

III. GENERAL BUSINESS
A. WELCOME AND PLEDGE OF ALLEGIANCE
B. ROLL CALL
C. Honor students for winning the Presidential Youth Environmental Award
D. Recognition of Allen Litster, Planning Commission Member
E. Canyons School District Bonding Presentation

IV. PUBLIC COMMENTS
Any person wishing to comment on any item not otherwise on the Agenda may address the City Council at this point by stepping to the microphone and giving his or her name for the record. Comments should be limited to not more than three (3) minutes, unless additional time is authorized by the Governing Body. Citizen groups will be asked to appoint a spokesperson. This is the time and place for any person who wishes to comment on non-hearing, non-Agenda items. Items brought forward to the attention of the City Council will be turned over to staff to provide a response outside of the City Council meeting.

V. COUNCIL REPORTS
A. Councilmember Quinn Sperry
B. Councilmember Wayne Sharp
C. Councilmember Stephen Brown
D. Councilmember Paul Glover
E. Councilmember Paul Hunt

VI. MAYOR REPORT
A. Mayor JoAnn B. Seghini

VII. PUBLIC HEARING(S) - 7:00 PM
A. Public Hearing on Proposed Text Amendment to define and regulate an "amusement house" use
[Lesley Burns, City Planner]
VIII. CONSENT AGENDA
A. Consider Minutes of August 29, 2017 [Rori Andreason, H.R. Director/City Recorder]

IX. ACTION ITEMS
A. Consider Approval of Resolution No. 2017-R-32 authorizing the Mayor to enter into a Development Agreement with Gardner Jordan Bluffs, L.C. [Phillip Hill, Assistant City Manager/Community Development Director]

B. Consider Ord No 2017-O-13 Rezoning property at 475 East Fort Union Boulevard from Single Family Residential (SF-1) Zone/Duplex and 7200 South Overlays to Mixed Use Zone/7200 South Overlay [Lesley Burns, City Planner]

C. Consider a Final Subdivision Plat for Jordan Bluffs 2-Lot Subdivision, 8056 South Main Street (7800-8600 South and 700 West to Jordan River) [Phillip Hill, Assistant City Manager/Community Development Director]

D. Consider Resolution No. 2017-R-33 Authorizing the Mayor to enter into a Standstill Agreement between Midvale City and Crown Castle, a Wireless Communications Facility Provider [Lisa Garner, City Attorney]

X. ADJOURN

In accordance with the Americans with Disabilities Act, Midvale City will make reasonable accommodations for participation in the meeting. Request assistance by contacting the City Recorder at 801-567-7207, providing at least three working days advance notice of the meeting. TTY 711

A copy of the foregoing agenda was provided to the news media by email and/or fax; the agenda was posted in the City Hall Lobby, the 2nd Floor City Hall Lobby, on the City’s website at www.midvalecity.org and the State Public Notice Website at http://pmn.utah.gov. Council Members may participate in the meeting via electronic communications. Council Members’ participation via electronic communication will be broadcast and amplified so other Council Members and all other persons present in the Council Chambers will be able to hear or see the communication.

PLEASE MAKE SURE ALL CELL PHONES ARE TURNED OFF DURING THE MEETING

DATE POSTED: SEPTEMBER 1, 2017

RORI L. ANDREASON, MMC
H.R. DIRECTOR/CITY RECORDER
CITY COUNCIL MEETING
Minutes
Tuesday September 5, 2017
Council Chambers
7505 South Holden Street
Midvale, Utah 84047

MAYOR: Mayor JoAnn B. Seghini

COUNCIL MEMBERS: Council Member Wayne Sharp
Council Member Stephen Brown
Council Member Paul Glover
Council Member Paul Hunt
Council Member Quinn Sperry

STAFF: Kane Loader, City Manager; Phillip Hill, Asst. City Manager/CD Director; Rori
Andreason, H.R. Director/City Recorder; Lisa Garner, City Attorney; Larry
Wright, Public Works Director; Matt Dahl, Redevelopment Agency Director;
Lesley Burns, City Planner; Christopher Butte, Economic Development Director;
Lt. Mark Olson, UPD; Chief Jason Mazuran, UPD; Chief Scott McBride, UFA; and
Jarin Blackham, IT Manager.

Mayor Seghini called the meeting to order at 6:32 p.m.

I. INFORMATIONAL ITEMS

A. DEPARTMENT REPORTS
Lt. Mark Olson updated the Council on recent incidents.

Chief Scott McBride discussed the call volume at the Midvale Stations. He thanked the Unified
Police Department for their assistance with the fire on 700 West last week. He said with all the
fires in the state and disasters in other states, it's keeping them very busy.

Matt Dahl introduced the newest Redevelopment Agency employee, Jena Hancock, RDA
Executive Assistant. He updated the Council on the water issues with the new Bingham Junction
Park. The architect and engineer are working on solutions that should not be at any cost to the City.

Larry Wright wanted to thank the Fire and Police Department for their quick response on that fire.
It came very close to some of the Public Works equipment.

Rori Andreason conducted the oath of office for Matt Dahl, Redevelopment Agency Director.

Lisa Garner reported that a candidate has been chosen for the Procurement/Contract Specialist
position. Her name is Shane Clement and will be starting with the City on September 25, 2017.

II. CITY MANAGER'S REPORT
Kane Loader announced that the Utah League of Cities and Towns has hired Cameron Diehl as the new Executive Director. He is excited with the selection and thinks he will do a great job.

III.  **GENERAL BUSINESS**

A.  **Welcome and Pledge of Allegiance**

B.  **Roll Call** – Council Members Paul Hunt, Wayne Sharp, Quinn Sperry, Stephen Brown, and Paul Glover were present at roll call.

C.  **Honor students for winning the Presidential Youth Environment Award**
Mayor Seghini introduced a group of honor students from Midvale Middle School and Beehive Academy who joined together to enter a contest and won “The Presidents Environmental Youth Award for Region 8”. The winners are Abby Gale Slama Catron, Eric Snauffer, Allison Drennan, and Timothy Holt. The project they chose was to prevent bird strikes at the airport. They installed a device called the bionic scarecrow. They demonstrated the device and reviewed how it works.

D.  **Recognition of Allen Litster, Planning Commission Member**
Mayor Seghini recognized Allen Litster for his dedicated service to the City on the Planning Commission. She expressed her appreciation as well as the other Council Members for Mr. Litster’s hard work.

Allen Litster expressed his appreciation to the Mayor and Council for all they do and thanked them for the opportunity to serve the community.

E.  **Canyon School District Bonding Presentation**
Jeff Haney and Mont Millerberg were present to discuss the Canyon School District bonding proposal. Mr. Millerberg said he feels great support from the City of Midvale and felt this bonding proposal will be very beneficial. Mr. Haney reviewed the following information regarding the bonding proposal to be on the ballot in November:

Building Canyons
- 2009 – Canyons District Established
- 2010 - $650M in needs identified
  $250M Bond Approved
- 2011-2017 – 13 schools rebuilt, upgraded

He said many needs still exist in our school district. The June 2010 bond corrected approximately half of our facility needs. Action is still necessary, however, to address the remaining needs throughout our community. Some schools still need to be upgraded to accommodate new technologies and provide ample learning environments. Interest rates and construction costs are anticipated to continue rising. Construction costs generally rise by 5% on average each year. Because of this, we recommend beginning building now to secure lower prices while simultaneously taking advantage of higher property values in the future.
The bond is for a $283 million-dollar tax rate neutral bond proposal. They would like to continue to upgrade and re-build schools. The proposal will not increase taxes. Property taxes will not be increased if this proposal is supported. The reviewed the following proposed projects:

<table>
<thead>
<tr>
<th>Projects</th>
<th>Year Built</th>
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<tbody>
<tr>
<td>Alta High Remodel</td>
<td>1978</td>
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<tr>
<td>CCHS Wings</td>
<td>2013</td>
</tr>
<tr>
<td>West Draper Elementary</td>
<td>-----</td>
</tr>
<tr>
<td>White City Elementary Rebuild</td>
<td>-----</td>
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<tr>
<td>Midvalley Elementary</td>
<td>1957</td>
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<tr>
<td>Peruvian Park Elementary</td>
<td>1964</td>
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<tr>
<td>Union Middle</td>
<td>1968</td>
</tr>
<tr>
<td>Hillcrest High</td>
<td>1962</td>
</tr>
<tr>
<td>Brighton High</td>
<td>1969</td>
</tr>
<tr>
<td>Six Elementary Office Upgrades</td>
<td></td>
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<tr>
<td>18 Elementary Lighting Upgrades</td>
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</tbody>
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Research shows that natural light greatly aids and helps improve student performance, behaviors, and health. Studies show greater energy efficiency, significant cost savings, and reduced environmental impact.

**Natural Lighting Projects:**

- Altara
- Bell View
- Canyon View
- Crescent
- East Midvale
- East Sandy
- Granite
- Lone Peak
- Oakdale
- Oak Hollow
- Park Lane
- Quail Hollow
- Ridgecrest
- Silver Mesa
- Sprucewood
- Sunrise
- Willowsprings

**Elementary Office Remodels:**

- Brookwood
- Granite
- Oakdale
- Park Lane
- Silver Mesa
- Sunrise

Mr. Haney stated that this bond proposal will not raise tax rates. The District will layer on debt as the former Jordan debt and current debt is retired. This ensures that the proposal is tax neutral and will not raise taxes. Layering the issuance of bonds also takes advantage of the continued expected increases in assessed valuation, which is the biggest factor in determining issuances. Additionally, the district will use Capital Outlay funds to cover $4m in expenses per year for five years, with a total direct contribution of $20M.
Councilmember Paul Hunt asked how you would rebuild Brighton and Hillcrest. Mr. Haney stated they would do it in segments and phases, and the students would stay on campus during this time.

Councilmember Stephen Brown asked if the Hillcrest renderings include a pool. Mr. Haney stated he hasn’t seen the renderings on the schools, but will check.

Mont Millerberg said there are a lot of needs and project lists for the schools. He asked for the community’s support on the proposal. Building a community is a group effort and we need each of you. Please vote. For more information please visit bond.canyonsdistrict.org.

IV. PUBLIC COMMENTS
Ken Harper said last week there was a pretty devastating field fire at the end of Holden Street. He thanked the police and fire for their response. There are a lot of people in their homes tonight because of their quick response. He said at the end of Lennox Street is a gathering place for vagrants. They throw their trash everywhere. The police have had more of a presence over the last six weeks and he appreciates it. He thanked the Council and Kane Loader for responding to him quickly and taking action.

V. COUNCIL REPORTS
A. Councilmember Quinn Sperry – Had nothing to report.

B. Councilmember Wayne Sharp – said the mosquitos carrying the West Nile Virus are alive and well. He clarified that the spaghetti dinner fundraiser listed on the City website is for the Senior Center. He discussed an incorrect article written by the City Journal regarding Applewood. It stated the City offered $100,000 to Applewood. He said the City has NOT donated those funds.

C. Councilmember Stephen Brown – said he received another report that skunks are getting worse. He asked if Animal Control was trapping them and Kane Loader said yes. He received a suggestion from a resident to have a hot spot for police to write tickets on Center Street and other school areas. He also said there is no “Dead End” sign going north on Cottonwood Street as well as a “No Outlet” sign.

D. Councilmember Paul Glover– Had nothing to report.

E. Councilmember Paul Hunt – Had nothing to report.

VI. MAYOR REPORT
Mayor JoAnn B. Seghini – Had nothing to report.

MOTION: Councilmember Wayne Sharp MOVED to open a public hearing. The motion was SECONDED by Councilmember Paul Glover. Mayor Seghini called for discussion on the motion. There being none she called for a vote. The motion passed unanimously.

VII. PUBLIC HEARING(S)
A. PUBLIC HEARING ON PROPOSED TEXT AMENDMENT TO DEFINE AND REGULATE AN “AMUSEMENT HOUSE” USE

Lesley said staff is proposing a text amendment to address some issues that led to the City Council adopting a temporary zoning regulation last year prohibiting residential properties being used for haunted house/maze attractions and similar activities which were being advertised to the public for patrons to tour and move through. The zoning ordinance does not currently contain specific language regarding this type of use. This use has periodically occurred over the past 4-5 years in a single-family residential neighborhood. It has created negative impacts on the immediate neighborhood of noise, parking, traffic and an influx of larger than normal crowds that are uncharacteristic of a residential area. The City Council directed staff to review this issue and provide a recommended long-term solution.

Based on the commercial nature of haunted house and similar seasonal type attractions, whether an entrance fee is charged or not charged, and the impacts of noise, traffic, parking and the influx of people in one location on a residential neighborhood, staff is recommending this type of use continue to be allowed in commercial areas, but be prohibited in residential areas. To clarify this intent, staff is recommending a new term and definition be created for this type of use in the zoning ordinance and the existing term for “entertainment center” be expanded to include this new term. In the past, the City has interpreted the definition for “entertainment center” to include haunted house and similar seasonal attractions, so this expanded definition is simply for clarity purposes.

17-2-1 “A” definitions.

“Amusement house” means any house, building, premises or any other structure or portion thereof, whether temporary or permanent, designed for the purposes of amusement, entertainment or fright that: a. is advertised to the public for patrons to tour or move through; or b. requires a building permit under the Building Code; or c. violates health or safety codes, including but not limited to the Fire Code. An “amusement house” use can be for either profit or non-profit. An “amusement house” use is allowed in zones allowing an “entertainment center” use, and in residential zones if it is part of a community event within a public facility or church.

17-2-1 “E” definitions.

“Entertainment center” means an establishment or enterprise for the purpose of amusing or entertaining persons for profit or nonprofit and generally contained within a structure. Such uses include, but are not limited to, theater, playhouse, cinema, performing arts, planetarium, discovery center, museum, amusement house, or bowling alley. This use does not include “sexually oriented business entertainment.”

With this proposed text amendment, the use tables in the residential zone districts do not designate “amusement house” as an allowed or conditional use, therefore making the use prohibited in the residential zones. The use tables currently allow “entertainment center” uses as a conditional use in the mixed use, commercial and industrial zones, and these uses would continue to be allowed through the conditional use process in these zones.

It is not the intent of this proposed language to prohibit holiday decorations and private social gatherings associated with the holidays and other life events, or that are part of a community event within a public facility or church designed to accommodate large groups of people.
Planning Commission Recommendation
The Planning Commission reviewed the proposed language and conducted a public hearing on August 23, 2017. There was no public comment. The Planning Commission forwarded the following motion to the City Council for its consideration:

"Based on the commercial nature of haunted house and similar seasonal type attractions and the impacts of noise, traffic, parking and the influx of people in one location on a residential neighborhood, I move that we forward a recommendation to the City Council to approve the text amendment to define and regulate an "amusement house" use as proposed in Attachment A."

Mayor Seghini opened the public hearing to public comment.

Spencer Mears said the Castle of Chaos has had complaints. You need to go after the commercial haunts that are making money and that still are having issues with the neighborhoods.

MOTION: Councilmember Quinn Sperry MOVED to close the public hearing. The motion was SECONDED by Councilmember Paul Hunt. Mayor Seghini called for discussion on the motion. There being none she called for a vote. The motion passed unanimously.

VIII. CONSENT AGENDA
A. APPROVE MINUTES OF AUGUST 29, 2017

MOTION: Councilmember Stephen Brown MOVED to approve the consent agenda. The motion was SECONDED by Councilmember Wayne Sharp. Mayor Seghini called for discussion on the motion. There being none she called for a roll call vote. The voting was as follows:

Council member Stephen Brown        Aye
Council member Paul Glover          Aye
Council member Paul Hunt            Aye
Council member Wayne Sharp          Aye
Council member Quinn Sperry         Aye

The motion passed unanimously.

IX. ACTION ITEMS
A. CONSIDER APPROVAL OF RESOLUTION NO. 2017-R-32 AUTHORIZING THE MAYOR TO ENTER INTO A DEVELOPMENT AGREEMENT WITH GARDNER JORDAN BLUFFS, L.C.

Phillip Hill said Resolution 2017-R-32 authorizes the Mayor to enter into an Amended Master Development Agreement for the Jordan Bluffs Project with the Master Developer. This amended agreement in no way eliminates or modifies any of the requirements in the Original MDA dated December 1, 2004, it merely supplements and clarifies that existing agreement.

Listed below are the key points of the Amended Master Development Agreement for the Jordan Bluffs Project:

- This Amended DA recognizes that the Original MDA dated December 1, 2004 remains in full force and effect except as specifically amended in this document. These amendments
do not eliminate or modify any requirements of the Original MDA, merely supplement or clarify. Upon closing, elements of the Original MDA will be negotiated and memorialized in the Amended DA;

- This Amended DA only becomes effective upon Master Developer closing on the purchase of the property;
- This Amended DA acknowledges that the Master Developer and the City recognize that the current project will differ in several important respects from what was contemplated by the Original MDA based on the geotechnical studies of the past 13 years. Open space sizes and configuration, phasing of BJ Blvd., less residential;
- This Amended DA will adopt by reference specific development standards (current JB zone), Design Guidelines and a Concept Plan;
- This Amended DA recognizes that detailed ordinances will be crafted after closing, as anticipated by the JB zone, to be reviewed and adopted by the City Council following the appropriate process with the Planning Commission;
- This Amended DA recognizes the currently vested rights with respect to uses, density and the maximum number of residential units allowed across the entire site;
- The term of this Amended DA is 25 years unless buildout occurs earlier;
- This Amended DA shall automatically terminate if no substantial construction has been initiated within 5 years, absent any agreed extensions.

Councilmember Paul Glover expressed concern about the building heights.

Phillip Hill stated the renderings show 2, 3, or 4 story units. The transition will be looked at as they go through the master planning process and development with Wasatch. The zoning language can have residential transitioning.

**MOTION:** Councilmember Paul Hunt MOVED to approve Resolution No. 2017-R-32 authorizing the Mayor to enter into an Amended Master Development Agreement for the Jordan Bluffs Project with Gardner Jordan Bluffs, L. C. subject to the Master Developer closing on the purchase of the property. The motion was SECONDED by Councilmember Stephen Brown. Mayor Seghini called for discussion on the motion. There being none the she called for a roll call vote. The voting was as follows:

- Council member Stephen Brown  Aye
- Council member Paul Glover  Aye
- Council member Paul Hunt  Aye
- Councilmember Wayne Sharp  Aye
- Council member Quinn Sperry  Aye

The motion passed unanimously.

**B. CONSIDER ORDINANCE NO. 2017-O-13 REZONING PROPERTY AT 475 EAST FORT UNION BOULEVARD FROM SINGLE FAMILY RESIDENTIAL (SF-1) ZONE/DUPLEX AND 7200 SOUTH OVERLAYS TO MIXED USE ZONE/7200 SOUTH OVERLAY**

Lesley said the applicant, James Rohbock, is proposing to convert the existing single family house at 475 East Fort Union Boulevard into a small office for their business under the Mixed Use/7200
South Overlay zones. The property is approximately 0.35 acres in size (0.24 acres outside an existing easement for the Jordan and Salt Lake City Canal) and includes a single-family house and detached garage. The proposed office use would encompass the entire house, approximately 700 square feet; the detached garage would be used for parking and storage. No expansion of the existing structures is being contemplated. As part of this conversion, the owners are proposing to construct four parking stalls in addition to the two spaces in the detached garage, and landscape the property.

**Rezone**
Currently the property is zoned Single-family Residential (SF-1) with a Duplex Overlay; it is also part of the 7200 South Overlay. The 7200 South Overlay was created to facilitate the transition of the 7200 South Corridor from residential to a mix of residential and commercial uses. To allow a general office use, the property needs to be rezoned to Mixed Use (MU) in conjunction with a proposed site plan that complies with the requirements of the Mixed Use Zone and the 7200 South Overlay.

**Planning Commission Recommendation**
The Planning Commission reviewed the rezone request along with the preliminary site plan for the parking and landscape improvements for the proposed house/office conversion on July 26, 2017. Following the public hearing, the Planning Commission forwarded a positive recommendation to the City Council to rezone the property to the Mixed Use zone with the condition that the development on the property occur in a manner consistent with the preliminary site plan approved concurrently by the Planning Commission. As part of its review, the Planning Commission found the proposal 2 complies with the intent of the 7200 South Overlay and is consistent with the goals of the Midvale City General Plan 2016, specifically the land use goal to support new office uses west of 700 East (pg. 54 – Midvale City General Plan 2016).

**City Council Public Hearing**
On August 29, 2017, the City Council held a public hearing on this request. No public comment was received.

**Proposed Ordinance**
Adoption of an ordinance is required for all rezones. If the City Council decides to approve the rezone as requested, an ordinance has been prepared to accomplish this. Proposed Ordinance No. 2017-O-13 is attached.

**STAFF RECOMMENDATION:**
Staff agrees with the Planning Commission’s recommendation and recommends the City Council approves Ordinance No. 2017-O-13.

**MOTION:** Councilmember Wayne Sharp MOVED that we adopt Ordinance No. 2017-O-13, rezoning the property at 475 East Fort Union Boulevard from Single Family Residential (SF-1) with Duplex and 7200 South Overlays to Mixed Use with 7200 South Overlay. The motion was SECONDED by Councilmember Quinn Sperry. Mayor Seghini called for discussion on the motion. There being none the she called for a roll call vote. The voting was as follows:
C. CONSIDER A FINAL SUBDIVISION PLAT FOR JORDAN BLUFFS 2-LOT SUBDIVISION, 8056 SOUTH MAIN STREET (7800-8600 SOUTH AND 700 WEST TO JORDAN RIVER)

Phillip Hill said Gardner & Co. L.C. is requesting approval of a two-lot subdivision for the 263-acre Jordan Bluffs property. Lot 1 will consist of 38 acres and Lot 2 225 acres. An approved subarea plan, dividing the property into four areas for purposes of land uses and densities, is part of the Jordan Bluffs zoning for this property. For reference, Lot 1 will encompass sub-area 4, and Lot 2 will include sub-areas 1, 2, & 3. The purpose of this subdivision is to allow Gardner & Co. L.C. to sell Lot 1 to Wasatch Properties after closing on the property through the purchase agreement with the Midvale Redevelopment Agency (RDA).

Section 2.11 of the purchase agreement allows the “Purchaser” to apply to the City for approval to subdivide the property. Through Section 2.15 of the purchase agreement with the RDA, this allowance extends to Gardner & Co.

Staff has reviewed the general layout of the subdivision plat and finds that it meets the requirements of the Jordan Bluffs Zone and Title 16 of the Midvale Municipal Code.

On August 9, 2017, the Planning Commission forwarded a positive recommendation to the City Council for approval of the subdivision plat for the Jordan Bluffs Subdivision with the following conditions:

1. The applicant shall prepare a final subdivision plat to be reviewed and approved by the City Engineer and City Council.
2. The applicant shall obtain duty to serve letters for water and sewer prior to the subdivision plat being recorded.
3. The applicant shall provide evidence that a courtesy notice has been sent to Dominion Energy, Rocky Mountain Power, Xfinity, Utopia and CenturyLink regarding the utility easements on the subdivision plat prior to final approval.

A final subdivision plat has been prepared and is being reviewing by the City Engineer to ensure the boundaries, legal descriptions and dimensions of the plat are accurate. Any required changes to the plat following this review will just be technical in nature and not affect the proposed lot layout. On August 29, 2017, the City Council held a public hearing and took public comment.

STAFF RECOMMENDATION:
Staff recommended the City Council approves the final subdivision plat for the Jordan Bluffs Subdivision with the following conditions:

1. The applicant shall obtain all required signatures on the subdivision plat Mylar.
2. The applicant shall obtain duty to serve letters for water and sewer, and provide evidence that a courtesy notice has been sent to Dominion Energy, Rocky Mountain Power, Xfinity, Utopia and CenturyLink regarding the utility easements on the subdivision plat prior to the subdivision plat being recorded.

**MOTION:** Councilmember Stephen Brown MOVED to approve final subdivision plat for the 2-lot Jordan Bluffs Subdivision with the following conditions:

1. The applicant shall obtain all required signatures on the subdivision plat Mylar.
2. The applicant shall obtain duty to serve letters for water and sewer, and provide evidence that a courtesy notice has been sent to Dominion Energy, Rocky Mountain Power, Xfinity, Utopia and Century Link regarding the utility easements on the subdivision plat prior to the subdivision plat being recorded.

The motion was SECONDED by Councilmember Wayne Sharp. Mayor Seghini called for discussion on the motion. There being none the she called for a roll call vote. The voting was as follows:

- Council member Stephen Brown Aye
- Council member Paul Glover Aye
- Council member Paul Hunt Aye
- Councilmember Wayne Sharp Aye
- Council member Quinn Sperry Aye

The motion passed unanimously.

**D. CONSIDER RESOLUTION NO. 2017-R-33 AUTHORIZING THE MAYOR TO ENTER INTO A STANDSTILL AGREEMENT BETWEEN MIDVALE CITY AND CROWN CASTLE, A WIRELESS COMMUNICATIONS FACILITY PROVIDER**

Lisa Garner said as previously discussed with Council, Crown Castle has submitted applications to enter into the City’s Right-of-Way for the purpose of installing small cell facilities and equipment. Midvale City’s current ordinance does not allow for such use in its Right-of-Way. The City and Crown Castle believe that it is in their best interest to enter into a Standstill Agreement in order to allow time for the City to draft and enact an ordinance and to preserve Crown Castle’s legal rights granted under the Federal Telecommunications Act. A resolution has been prepared for Council consideration authorizing the Mayor to enter into a Standstill Agreement with Crown Castle NG West LLC.

Councilmember Paul Glover suggested looking at size and aesthetics in the ordinance. Ms. Garner agreed and said the purpose of the standstill agreement is to give the City time to do this.

**MOTION:** Councilmember Quinn Sperry MOVED to adopt Resolution No. 2017-R-33 Authorizing the Mayor to enter into a Standstill Agreement between Midvale City and Crown Castle NG West LLC. The motion was SECONDED by Councilmember Stephen Brown. Mayor Seghini called for discussion on the motion. There being none the she called for a roll call vote. The voting was as follows:
Council member Stephen Brown  Aye
Council member Paul Glover  Aye
Council member Paul Hunt  Aye
Councilmember Wayne Sharp  Aye
Council member Quinn Sperry  Aye

The motion passed unanimously.

X. ADJOURN

MOTION: Councilmember Wayne Sharp MOVED to adjourn the meeting. Councilmember Paul Hunt SECONDED the motion. Mayor Seghini called for discussion on the motion. There being none, she called for a vote. The motion passed unanimously.

The meeting adjourned at 8:21 p.m.

Rori L. Andreason, MMC
H.R. DIRECTOR/CITY RECORDER

Approved this 19th day of September, 2017.
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<tr>
<th>NAME (PLEASE PRINT)</th>
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<tr>
<td>Joyce Sedmart</td>
<td></td>
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</tr>
<tr>
<td>Chad A. Lister</td>
<td>998 E North Union Ave</td>
<td>Midvale</td>
</tr>
<tr>
<td>Jeremy Buff</td>
<td>104 N. Princeton Dr</td>
<td>Midvale</td>
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<tr>
<td>Spike Chirwa</td>
<td>7453 S. Locust St</td>
<td>Midvale</td>
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<tr>
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BOND
CANYONS SCHOOL DISTRICT

BUILDING TOGETHER
$283 MILLION • TAX-RATE-NEUTRAL

PROJECT LIST

- Rebuild Hillcrest High School
- Rebuild Brighton High School
- Rebuild Union Middle School
- Rebuild Midvalley Elementary
- Rebuild Peruvian Park Elementary
- Rebuild White City-area elementary school
- Remodel Alta High School including a new auditorium and gym
- Build new West Draper Elementary
- Build classroom wings at Corner Canyon High
- Office Remodels at Brookwood, Granite, Oakdale, Park Lane, Silver Mesa, and Sunrise elementary schools
- Install windows and skylights for natural lighting at Altara, Bell View, Brookwood, Canyon View, Crescent, East Midvale, East Sandy, Granite, Lone Peak, Oakdale, Oak Hollow, Park Lane, Quail Hollow, Ridgecrest, Silver Mesa, Sprucewood, Sunrise and Willow Springs elementary schools

Will Not Raise Property Taxes

VOTE NOVEMBER 7
bond.canyonsdistrict.org
**Grand Openings**

**MIDVALE MIDDLE SCHOOL:** Midvale Mayor JoAnn Seghini on Aug. 8 helped Board of Education member Mont Millerberg and students snip the red ribbon at the new home of the Trojans. The school opens this year after a two-year construction period.

**ALTAVIEW ELEMENTARY:** As the crowd applauded, Board of Education member Steve Wingley helped Alta View Elementary students cut the ribbon to their new school. Hundreds attended the Aug. 17 ribbon-cutting ceremony and Open House.

Two sparkling new schools shine bright in Canyons District. CSD’s ambitious school-improvement continues to roll forward with the completion and successful openings of Midvale Middle and Alta View Elementary, which were funded with proceeds from the $250 million bond approved by voters in 2010. They are the 11th and 12th major construction projects to be completed by CSD in the past seven years. A renovation of Indian Hills started last spring.

**BOND CANYONS SCHOOL DISTRICT**

$283M TAX-RATE-NEUTRAL

The Canyons Board of Education on Tuesday, Aug. 22, 2017 endorsed a plan to continue building momentum in CSD’s efforts to modernize and upgrade schools across the District. Members of the Board of Education cast a historic vote to seek voter approval of a $283 million, tax-rate-neutral bond on the Nov. 7 ballot. If the bond proposal gains passage, the District will:

- Rebuild Hillcrest High School
- Rebuild Brighton High School
- Rebuild Union Middle School
- Rebuild Midvalley Elementary
- Rebuild Peruvian Park Elementary
- Rebuild a White City-area elementary school
- Remodel Alta High School including a new auditorium and gym
- Build a new West Draper Elementary School
- Complete Corner Canyon High with classroom wings
- Remodel offices at Brookwood, Granite, Oakdale, Park Lane, Silver Mesa, and Sunrise elementary schools
- Install windows and skylights for natural lighting at Alta, Bell View, Brookwood, Canyon View, Crescent, East Midvale, East Sandy, Granite, Lone Peak, Oakdale, Oak Hollow, Park Lane, Quail Hollow, Ridgecrest, Silver Mesa, Sprucewood, Sunrise and Willow Springs elementary schools.

“While we think our track-record speaks for itself, we reiterate our pledge to provide modern and safe schools for our community while also serving as conscientious stewards of taxpayer dollars,” Board President Sherril H. Taylor said.

**VOTE NOV. 7**

bond.canyonsdistrict.org
CALL FOR SALTA APPLICATIONS: The application window for testing into the District’s magnet program for advanced learners starts early this year. The application window for SALTA, which stands for Supporting Advanced Learners Toward Achievement, will open Sept. 11 and will close at midnight Oct. 4. CSD students who attend kindergarten through sixth grade are eligible for testing for placement in the program. The testing will be held in October and November at centrally located elementary schools.

SPACE-AVAILABLE BUS PERMITS: Students who have applied for space-available bus permits will find out on Monday, Sept. 18 if they have been granted permission to ride the bus to and from school during this academic year. The permits are for students who do not qualify for transportation services but want to ride with their qualifying siblings or neighbors. Busing is provided to students enrolled in kindergarten through sixth grade who live at least 1.5 miles from school and to students enrolled in grades seven through 12 who live at least 2 miles from school. Those who don’t qualify can apply for the permits, which are granted on a first-come, first-served, space-available basis. CSD began taking the permit applications on Aug. 2.

EMERGENCY PREPAREDNESS: CSD and the United Fire Authority are working together to create SAFE neighborhoods. Canyons is now a partner in the countywide Schools Aid Families in Emergencies (SAFE) Neighborhoods Program, the aim of which is to help citizens mobilize at local schools in the event of a major disaster. Starting this year, the Fire Authority will place an emergency kit in every CSD elementary school. The kit would aid in neighborhood communication, public information, situational awareness, and household reunification in the first 96 hours after a calamity.

CULTURE OF SAFETY: Across CSD there’s a renewed focus on safety. A yearlong revision of the District’s emergency-response manual includes a drill schedule to be done each month at every CSD school. The aim is to start a discussion in all parts of the community about the importance of being prepared to respond to a crisis. This month, all CSD schools will conduct a fire drill. Please ask your child about their experiences doing the drill, and reiterate the significance of listening carefully to instructions during the security training and reviews.