

**MINUTES OF THE COTTONWOOD HEIGHTS CITY COUNCIL WORK SESSION
HELD WEDNESDAY, MARCH 21, 2023, AT 4:00 P.M. IN THE COTTONWOOD
HEIGHTS CITY COUNCIL WORK ROOM LOCATED AT 2277 EAST BENGAL
BOULEVARD, COTTONWOOD HEIGHTS, UTAH**

Members Present: Mayor Mike Weichers, Council Member Scott Bracken, Council Member Douglas Petersen, Council Member Shawn E. Newell, Council Member Ellen Birrell

Staff Present: City Manager Tim Tingey, Maria Devereux Deputy City Attorney, Public Works Director Matt Shipp, Community and Economic Development Director Michael Johnson, IT Manager Matt Ervin, Assistant Chief Paul Brenneman

1. WELCOME – Mayor Weichers.

Mayor Mike Weichers called the meeting to order at 4:00 p.m. and welcomed those present.

2. REVIEW OF BUSINESS MEETING AGENDA – Mayor Mike Weichers.

The Business Meeting Agenda items were reviewed and discussed.

City Manager, Tim Tingey stated that Resolution 2023-13 involves consideration of amending and restating the policy for Electronic Meetings of the City’s Public Bodies. House Bill 22 was passed at the most recent Legislative Meeting dictating exchanges of Public Bodies and adjustments to the anchor location originally set by Governor Herbert. With the exception of a unanimous vote, the Public Body must conduct electronic meetings by taking a roll call vote. Staff recommended approval.

3. STAFF REPORTS.

a. Plans for Spring Runoff – Public Works Director/City Engineer, Matt Shipp and Assistant Chief of Police, Paul Brenneman.

Mr. Tingey reported that there has been an abundance of proactive work occurring while planning for the Spring runoff.

Assistant Police Chief, Paul Brenneman stated data presented has been provided by the National Weather Service detailing a 2023 report showing above-average precipitation. The report runs from October 2022 to February 2023 and reflects above-average precipitation with more than 10% in most parts of the State and is the wettest on record. He stated historical data peaked on March 1, 2023, with Brighton Ski Resort passing its record for snowfall and Snowbird Ski Resort being 168% of normal.

Chief Brenneman reviewed the seasonal temperature outlook. He stated there is an anticipated temperature increase and precipitation decrease from April through June. National Weather

Service Senior Service Hydrologist, Glen Merrill, will be available and provide resources should there be a need. A water year comparison was reviewed. He, along with Mayor Weichers and Staff, met with Salt Lake County Flood Control personnel to discuss preparations.

Mayor Weichers stated he believes Salt Lake County, along with the Cottonwood Heights Emergency Management team, are prepared in multiple areas. He was impressed with their presentation and activities to mitigate potential flooding. Door hangers will be placed at the homes along the creek bed urging homeowners to keep debris from the edge of the stream to mitigate overflow. To ensure preparations, worst-case scenarios were explored. A quick rise in spring temperatures would result in extreme amounts of water in the canyons largely due to both Little and Big Cottonwood Canyons having received record snow depths. He emphasized the importance of educating residents.

Chief Brenneman reported they are planning for potential outcomes and there are risks along the creek beds. They have posted information on websites and social media directed at those living along the water courses. Residents have been instructed to call Salt Lake County Flood Control should they witness things falling into the stream beds.

Council Member Birrell stated that if the Golden Hills and Kings Hill Drive area culverts are backed up, water begins to flow down the streets. Although a stream runs through her backyard, it is her neighbors to the north who are prone to flooding.

Public Works Director, Matt Shipp stated that typically storm drains are not built to handle heavy flooding. If inlets are inundated, the streets are designed to carry the 100-year flood. Some areas are challenging based on their topography. Sandbag locations were discussed.

Mr. Tingey remarked that Staff has been educating the public on social media and communication channels regarding storm drains and notifying the City of any potential issues. Public Works Department employees are going street by street and checking storm drains daily. He was impressed by how well Salt Lake County knows the City's areas and issues and where they may be concerns along the creeks.

Chief Brenneman stated that a collaborative effort with residents is needed. He encouraged homeowners to remain actively engaged and not wait until the last minute. Should an issue arise, it should be reported to Salt Lake County to provide them with access to their property. He encouraged homeowners to remain actively engaged and not wait until the last minute. It was noted that the County is not responsible for trees on private property unless it is imminent they are going to fall.

Mr. Tingey stated that there is an elderly population within the City and are willing to work with those needing assistance in loading sandbags where they can. Church and neighborhood groups are encouraged to fill bags as a voluntary service. He explained that Staff is a small group and it will take the efforts of neighbors helping neighbors to provide assistance as needed. Clean-up options were detailed.

Mayor Weichers reported that the sandbag materials are woven polyethylene and more biodegradable than burlap. He requested that the sandbag company provide the talking points so the City can provide the science behind it. Sandbagging preparations will take place at the LDS Stake Center on April 14, St. Thomas Moore on April 22, as well as the City's Shake Out location. It was anticipated that the three locations will produce 6,000 to 7,000 sandbags. It was noted that once a resident takes a sandbag, they are then responsible for its disposal. In years past, sandbags could be stacked on the pallets provided at the original pick-up locations allowing the City to remove them.

The Public Works Sandbagging Project will kick off the first week of April and will run for two weeks. Residents were being asked to fill and take their sandbags and fill a few others for those that may not have the ability to do it for themselves. Mr. Shipp confirmed that this is a resident-only program and will be requiring identification.

Chief Brenneman next discussed flood plain assessment pertaining to areas west of Highland Drive although there are several concerns to the east. These areas will be monitored and will adjust accordingly. Sheltering resources will be provided. The Red Cross will provide a sheltering service in the form of a check or payments to an individual who is displaced. Requirements include flood in the primary living portion 18 inches deep or above electrical outlets. They were notified that the State Mitigation Response Funding will have \$5 million in statewide funds available. The City submitted a funding request that includes a share of the States sandbags, reimbursement of the 13,000 on-site sandbags, a projected \$15,000 for sand, an outreach program for citizens including a direct mailer that runs \$6,700, overtime funding, and a software program that would allow the tracking of volunteer hours and the number of volunteers on site.

Mayor Weichers thanked Chief Brenneman for his efforts along with City Staff and reiterated it is their intent to be prepared as possible.

b. Salt Lake County Election Agreement Discussion – City Manager, Tim Tingey and HR Manager/Deputy City Recorder, Maria Devereux.

Mr. Tingey reported that the Salt Lake County Election Agreement outlines all of the obligations and agreement points on all election aspects between Cottonwood Heights and Salt Lake County. The attachments include the election costs and an outline of the administrative process for the elections.

HR Manager/Deputy City Recorder, Maria Devereux, stated that the City has a choice whether to continue the vote by mail or Rank Choice Voting. Should the City decide to go with Rank Choice Voting, they would be required to notify Salt Lake County by May 1, 2023. The County cautioned that they cannot support races involving more than 10 candidates. If they go with the Vote by Mail ballots, the Primary Election would be held on August 15, 2023, with the General Election held on November 7, 2023. If the City chooses Rank Choice Voting, they will most likely skip the Primary Election. Mr. Tingey stated that the type of election will be discussed at the April 18 City Council meeting. Staff recommended adoption of the agreement and found it to be very standard and important. He confirmed other cities have held successful elections without the assistance of the County.

c. **Design Agreement for Highland and Bengal Intersection and Environmental Design for HAWK Agreement for Fort Union and Nye Drive – Public Works Director/City Engineer, Matt Shipp.**

Mr. Shipp reported that the Design Agreement for the Highland Drive and Bengal Boulevard Intersection is a federal project that was received five years ago to improve the intersection for bicycle and pedestrian safety and improvement of traffic. Four years ago, the City applied for funding to install a multi-use trail to improve a multi-use bicycle/pedestrian trail. A project map was displayed. He stated that they are required to conduct an environmental study prior to moving forward with the design. The current proposal is for approval of both the environmental design and preliminary engineering for both projects. They implemented the two projects with the Wasatch Front Regional Council (“WFRC”) into one to create uniformity and a seamless project to improve pedestrian, bicycle, traffic calming, and safety features. He confirmed that double lighting has been ordered and will greatly enhance the area.

The second project is for the environmental design for a HAWK Agreement for Fort Union Boulevard and Nye Drive. This is a federally funded project that the City applied for in 2022 and will move forward into the current fiscal year. Mr. Tingey stated that because this is a Federal Aid project, it requires an environmental assessment to determine any potential historic properties that may be affected. Brighton High School is in favor of the project.

d. **Racquet Club Drive Limited Parking/Mixed-Use Rezone – City Manager, Tim Tingey, and Community and Economic Development Director, Michael Johnson.**

Mr. Tingey reported that several years ago, there was signage placed toward Fort Union Boulevard and Racquet Club Drive to restrict hours of parking to mitigate potential safety issues. One of the neighborhood residents suggested providing an extension of signage for limited parking for two- or three-hour parking. He explained that a vacant adjacent property will be developed in the future. Once that occurs, there are several different traffic issues that will be required as part of the development. Based on the width and grade in the area, there are not enough safety issues to decide to move forward with limited parking on that stretch of road.

Mayor Weichers stated that the owners of Outback and Porcupine Grill have confirmed they will ask their employees to park in the adjacent public parking. Staff is reaching out to get the public parking signage back in place. Mr. Tingey stated they are requesting direction from Council regarding the limited parking signs. A potential island has not been evaluated and is looking at the three-hour parking item.

With regard to the Racquet Club Drive Limited Parking/Mixed-Use rezone property owners have requested the City review different zoning and move forward with a City-initiated rezone. Mr. Tingey explained if individual property owners wish to do a rezone, they would be required to go through an application process.

Mr. Johnson reviewed the existing zoning in the area. The Canyon Center is Mixed-Use with adjacent properties being Neighborhood Commercial and Regional Commercial. The General Plan shows future zoning for all of the area being Mixed-Use. He stated that it is within the City Council's purview to initiate the rezone from a City standpoint or determine whether to have the properties apply. The objective is to create a Mixed-Use Zone and consistency among businesses located in this area. He explained that with the Mixed-Use Zone, adjacent setbacks must be greater than the current zoning with a permitted base level height of 35 feet. He confirmed that an applicant may apply to conditionally increase height by one story.

Mayor Weichers was in favor of a City-initiated rezone.

Council Member Bracken stated that with recent concerns regarding the Neighborhood Commercial Zone, he would support further defining the density, setbacks, and other requirements.

Council Member Birrell was in favor of a Form-Based Code for the area that reflects a streetscape as well as mobility for buildings located in the parcel area.

4. REVIEW OF CALENDARS AND UPCOMING EVENTS.

- a. **February 15 – May 31, 2023 – Cottonwood Heights Children's Choir Rehearsals will be held Weekly on Wednesdays. Free Ongoing Registration for School Grades 3rd – 6th, 2023. For More Information Visit chcityarts.com or contact aeatchel@ch.utah.gov.**
- b. **April 8 – City Easter Egg Hunt at Butler Park 10:00 a.m.**
- c. **April 17 – 6:30 p.m. to 7:30 p.m. – Aspen Winds Family Concert – Barnyard Shenanigans at City Hall.**
- d. **April 22 – from 9:00 a.m. to noon – Cottonwood Heights Shakeout.**
- e. **June 2 – 9:00 a.m. to 1:00 p.m. – Free Shredding Event at the City Hall Parking Lot.**
- f. **July 27 through 29 – Cottonwood Heights Butlerville Days (Volunteers and Sponsors Needed. For more information, visit Butlervilledays.com or call Ann Eatchel at 801-550-8225).**

5. POSSIBLE CLOSED MEETING TO DISCUSS LITIGATION, PROPERTY ACQUISITION, AND/OR THE CHARACTER AND PROFESSIONAL COMPETENCE OR PHYSICAL OR MENTAL HEALTH OF AN INDIVIDUAL.

There was no Closed Meeting.

6. ADJOURN CITY COUNCIL WORK SESSION.

MOTION: Council Member Bracken moved to ADJOURN the City Council Work Session. The motion was seconded by Council Member Peterson. The motion passed with the unanimous consent of the Council.

The Work Session adjourned at 5:20 p.m.

MINUTES OF THE COTTONWOOD HEIGHTS COMMUNITY DEVELOPMENT AND RENEWAL AGENCY WORK SESSION HELD WEDNESDAY, MARCH 21, 2023, AT 5:30 P.M. IN THE COTTONWOOD HEIGHTS CITY COUNCIL WORK ROOM LOCATED AT 2277 EAST BENGAL BOULEVARD, COTTONWOOD HEIGHTS, UTAH

Members Present: Mayor Mike Weichers, Council Member Scott Bracken, Council Member Douglas Petersen, Council Member Shawn E. Newell, Council Member Ellen Birrell

Staff Present: City Manager Tim Tingey, City Attorney Shane Topham, Maria Devereux Deputy City Attorney, Public Works Director Matt Shipp, Community and Economic Development Director Michael Johnson, IT Manager Matt Ervin, Assistant Chief Paul Brenneman

1.0 WELCOME – Board Chair Mike Weichers.

Board Chair Mike Weichers welcomed those in attendance.

2.0 POSSIBLE CLOSED MEETING TO DISCUSS LITIGATION, PROPERTY ACQUISITION, AND/OR THE CHARACTER AND PROFESSIONAL COMPETENCE OR PHYSICAL OR MENTAL HEALTH OF AN INDIVIDUAL.

MOTION: Council Member Newell moved to Close the CDRA Open Session and move to a Closed Session. The motion was seconded by Council Member Petersen. The motion passed unanimously.

3.0 APPROVAL OF MINUTES.

4.0 ADJOURN.

The Community Development and Renewal Agency Work Session adjourned at 6:45 p.m.

**MINUTES OF THE COTTONWOOD HEIGHTS CITY COUNCIL BUSINESS MEETING
HELD WEDNESDAY, MARCH 21, 2023, AT 7:00 P.M. IN THE COTTONWOOD
HEIGHTS CITY COUNCIL CHAMBERS LOCATED AT 2277 EAST BENGAL
BOULEVARD, COTTONWOOD HEIGHTS, UTAH**

Members Present: Mayor Mike Weichers, Council Member Scott Bracken, Council Member Douglas Petersen, Council Member Shawn E. Newell, Council Member Ellen Birrell (excused at 7:30 p.m.)

Staff Present: City Manager Tim Tingey, Maria Devereux Deputy City Attorney, Public Works Director Matt Shipp, Community and Economic Development Director Michael Johnson, IT Manager Matt Ervin, Assistant Chief Paul Brenneman

1.0 WELCOME

Mayor Weichers called the meeting to order at 7:00 p.m. and welcomed those present.

2.0 PLEDGE OF ALLEGIANCE

The Pledge was led by Assistant Police Chief Paul Brenneman.

3.0 CITY COUNCIL COMMITTEE REPORTS

3.1 Committee Reports by Council Member Ellen Birrell

Council Member Birrell reported that the recent snowfall has brought more traffic than usual. She attended a Sandy City Council Meeting where the Mayor has taken measures to send traffic along old Wasatch Boulevard, which lines up into Draper City. She is a Liaison with the Association of Municipal Governments (“AMC”) where a Council Member from each of the cities in Salt Lake Valley attends the monthly meeting. The most recent meeting included discussion regarding what can be done with a non-profit organization. Herriman City has a “Friends of Herriman” organization that offers support to various committees within their city.

Council Member Birrell serves as Liaison on the Historic Committee and congratulated members who successfully acquired an \$11,000 grant to document three historic districts within Cottonwood Heights. She stated that residents often ask her about the Wasatch Boulevard expansion and she recently met with a Utah Department of Transportation (“UDOT”) Project Manager and shared the City’s innovative ideas for improvement. UDOT has shown interest in the City’s ideas for improvement without moving forward with the massive asphalt expansion as first anticipated.

3.2 Committee Reports by Council Member Shawn Newell

Council Member Newell reported that he would like to highlight City Staff for their efforts. A ribbon cutting will be held at City Hall on April 25 honoring the new art sculpture presented by the Arts Council. The Aspen Winds will be held on April 17 along with plays and different

activities. Volunteers are always welcome. The Emergency Preparedness Committee leads numerous activities and Assistant Chief Brenneman is instrumental in the work being undertaken. He is currently participating in active shooter discussions with a local church and quarterly training for community volunteers. The Great Shakeout will take place on April 22 from 9:00 a.m. to noon directed at educating community members about earthquake emergency response. They are looking for two representatives from each District to be trained by the Red Cross as a certified volunteer for emergency preparedness and shelter training.

3.3 Committee Reports by Council Member Scott Bracken

Council Member Bracken reported that the Youth City Council is comprised of high school-aged students within the City. Applications for the upcoming school year are open on the City website. He took the Youth City Council to Utah State University to attend the Association of Youth Council Leadership Conference which included 168 students from 14 cities throughout the State. Breakout sessions dealt with suturing packets, engineering, aerospace, and various product designs. Inspirational speakers focused on purpose and focus followed by a conference dance. He stated it was a very successful event.

3.4 Committee Reports by Council Member Doug Petersen

Council Member Petersen reported that it has been an eventful winter with calls concerning downed trees, parking on public streets, and power outages. He serves on the Salt Lake Mosquito Abatement District which is concerned about the amount of moisture and the effect it will have on mosquitos. He toured the facility where they raise small mosquito fish that residents may place in private ponds. 60 different varieties of mosquitos bite at different times and seasons. He appreciated the opportunity to learn and spread their message. The Parks, Trails, and Open Space Committee emphasized the importance of taking care of the existing parks. They are looking for volunteers who are willing to clean and be in proximity to the nearest park. He also serves on the Compensation Committee.

3.5 Committee Reports by Mayor Mike Weichers.

Mayor Weichers reported that there is a record amount of snow in the mountains with the north and south slopes of Little Cottonwood Canyon measuring levels that have never been seen before. Spring runoff is a major concern and as a City, they must be prepared. He explained that there are numerous factors as to how that snow and water will get down. The City is preparing for every type of scenario along with the City Emergency Management, Salt Lake County, and their Flood Control Specialist. Staff will send out mailers educating residents on keeping everything away from the local streams that may be swept out and cause dams and flooding. Door hangers will also be delivered. It was their hope the water will come down in a measured response but will be as prepared as possible should alternative action be required to mitigate flooding.

4.0 CITIZEN COMMENTS

Derek Shlanker reported that he attended a meeting with residents regarding the Hillside Plaza where Mayor Weichers asked if citizens wished to be involved and if they believed in property

rights. He felt this was a unique opportunity where Cottonwood Heights can be both citizen and owner. He appreciated the City's momentum, support, and sophistication to take on a large project like the Hillside Plaza. He commended those involved for moving forward and not taking the path of least resistance, which would include having a heavily financially backed developer purchase the property. He shared support for the Hillside Plaza project.

Jodi Turgeon reported that she grew up on 8655 South Danish Road and is a female business owner in Cottonwood Heights. She read a letter regarding the City Council Meeting where her father's property has been labeled unlandscaped and unkempt. Photographs of the property were displayed. She stated that the corner of the home's driveway is dangerous with traffic with a blind corner. The property is home to a herd of deer, hawks, and wild turkeys. She opposed the City's intent to make the property smaller instead of putting a sidewalk on four driveways where asphalt already exists. She invited the Council to visit the property to better understand her concerns.

Council Member Birrell had mentioned Ms. Turgeon's fathers' property and Danish Road in her communication and believed it is beautifully landscaped. She apologized for the miscommunication and said she was only referencing the edge of the property where the sidewalk would be located. She looked forward to discussing her concerns and hopes for Danish Road and learning from her observations.

Randy Whitehead read several letters into the record from residents regarding the decision to purchase the Hillside Plaza property. The first was from Craig and Meg Denton who have watched Hillside Plaza decline. As they have followed the process, they appreciate and endorse the City purchasing the property and developing it. They believe it is the last chance to create a gathering place and community center. The second letter was from Becky Fullmer who was in favor of the City purchasing the Hillside Center property. She was thrilled with the proposal. She felt it allows residents to have a say in what becomes of this important part of the community. She expressed gratitude to the City Council. Mr. Whitehead echoed their comments and expressed his appreciation for the City's willingness to develop the property.

Kayla Lynn Gayle reported that she lives on Summer Oak Circle and expressed support for the Hillside Plaza. She felt that the plan for the property is innovative and an amenity that will attract people to the City. She submitted a proposal to Council Member Birrell for use for the Hillside Plaza resembling a family center. She was opposed to apartments or a strip mall and was in favor of having input regarding what the residents want to spend their money on and activities. She suggested childcare at the meetings, which would attract more citizen participation.

Jill Shumway, a Creighton Way resident, appreciated Council Member Newell's presence in the City. She has been in her current home for 25 years and loves the location, recreation center, library, mountains, ease of travel, and the residents. Her neighborhood shares in caring for an aging couple and they care about each other. She expressed appreciation to the City Council for being thoughtful in their consideration of Hillside Plaza. She believes it will help continue the unification of the community.

Tony Glavis stated he lives at 2448 East Cinnabar Lane and expressed gratitude to the City for purchasing and consideration for the Hillside Plaza property. He is part of the residents' group and found it to be a positive experience.

Tom Lenkel stated he has been a resident of Cottonwood Heights for 50 years and loves the community. He felt that the City should be in control of Hillside Plaza as opposed to a developer. For the betterment of the community, it is important for citizens to have a say in what is built on the property.

Claire Geddes understood that the Hillside Plaza property would be purchased and then sold in two years and was overpriced. She has worked in the government and understood that the funding will come out of schools and the City is pitting one development against another. She stated that taxes are high and asked where the funding would come from. She expressed concern for those on a fixed income and was frustrated with not knowing what the City was proposing to do on the property.

Mayor Weichers clarified that the assessed tax value for Hillside Plaza property is \$18 million which tends to come in low.

Sally Jensen reported that she grew up on Danish Road and was opposed to taking the sidewalk from the west to the east and back to the west as the location includes one of the most dangerous curves. She urged the Council to contact residents to assist the City prior to making that decision. It was her opinion that the safest sidewalk location is along the west side of the road.

Council Member Birrell thanked the citizens for being willing to come to meetings and get involved.

Clint Jensen reported that he resides on Danish Road and felt there was a great need for sidewalks and increased safety. He felt that the west side was the safest location for a sidewalk and moving it to the east is no less a taking than along the west side. He noted it is the responsibility of the homeowner to keep the sidewalk free of ice and believed the east property owner's age would limit his ability to do so. He was agreeable to four landowners sharing the responsibility.

Council Member Birrell was excused at 7:30 p.m.

Gary Thompson was present when there were four options presented with regard to the Hillside Plaza. He was in favor of the City purchasing the property as opposed to a non-resident developer. As a retired Civil Engineer, he has seen many communities develop beautiful city centers with plazas and amenities to attract citizens. He was in favor of the proposed purchase and development by the City.

Jill Johnson was in favor of the City's purchase of the Hillside Plaza and looked forward to watching it progress. She thanked the City Council and Staff for listening to the residents.

Al Young lives near Hillside Floral and works in land development. He was very supportive of the purchase of the Hillside Plaza and shared an idea similar to that of the Red Hills Garden in St.

George. He believed the City could save money through the use of people he knows and input from volunteers. He was willing to offer his knowledge and help.

Tad Turgeon thanked Public Works Director, Matt Shipp, for the department's snow-plowing efforts. He supported the City's purchase of Hillside Plaza and appreciated the focus on sidewalks in the City. A sidewalk across from Butler Middle School was suggested. He understood that Walgreens is holding up the project and questioned their location on the property.

Adam Tyler reported that he lives behind Hillside Plaza and is in support of its purchase by the City. He felt this was a situation where both the residents and the City have more control over the outcome. Either way, there will be consequences or potentially a legacy that comes out of it.

Mike Van Meer had questions regarding the purchase of the land and Hillside Plaza. He reviewed tax documents provided by the City and County and understood the property is only worth \$1.8 million. He raised concerns with the purchase price of \$14.9 million for what he believed to be a blighted, rundown property that will require demolition and reconstruction resulting in multi-millions of dollars. He understood that the City has \$2,599,000 currently in bonds and was opposed to the City's purchase price of the property.

Bart Van Allen stated that his backyard faces Hillside Plaza. He thanked the Mayor and City Council for their efforts. He appreciated Assistant Chief, Paul Brenneman and his work with Emergency Preparedness and Communication. He was not concerned with the taxes of the plaza property purchase as it is covered by the bond system. He believed a viable City Center is important for the community. He and his wife built three homes over 25 years, scaling up each time, and decided to sell and move to Cottonwood Heights to care for aging parents. He felt that those who are concerned that they cannot afford to live in the City do not understand the progression it takes to get to that point.

John Jacobs was appreciative of the City's effort in the purchase of the Hillside Plaza. He works in construction and understands the motives of developers and investors. The City having control of the project will be a positive for the residents and keep it a valuable place.

David Burton reported that when the current owner purchased the property, he was aware of the zoning which has not changed. To his knowledge, the pushback began when there was a drive to increase zoning density. What was proposed was a major increase in housing and traffic that created one of the busiest intersections in the City. He believed that the proposal that a high-rise building would provide affordable housing was disingenuous. He was opposed to discussing an increase in housing density at the same time the constituents are concerned about traffic. Purchasing the Hillside Plaza property would end arguments regarding zoning density and give the City the authority to benefit the community.

There were no further public comments. Mayor Weichers thanked those who shared their opinions and for their attendance.

5.0 ACTION ITEMS

- 5.1 Consideration of Resolution 2023-11 Approving Entry into a Consulting Agreement for Environmental Support and Conceptual Design Services. (By this Resolution, the Council will Approve the City's Entry into a Consulting Agreement Whereunder H.W. Lochner, Inc. will Provide Required Environmental Support and Prepare Conceptual Design Plans Concerning Various Federal Aid, Salt Lake County, and City Projects Along Bengal Boulevard between Highland Drive and 2300 East within the City's Boundaries).

MOTION: Council Member Bracken moved to APPROVE Resolution 2023-11. The motion was seconded by Council Member Newell. Vote on motion: Council Member Petersen-Aye, Council Member Bracken-Aye, Council Member Newell-Aye, Mayor Mike Weichers-Aye. The motion passed unanimously.

- 5.2 Consideration of Resolution 2023-12 Approving Entry into a Consulting Agreement for Environmental Document Services for a Pedestrian Crosswalk. (This Resolution will Approve the City's Entry into a Consulting Agreement whereunder Horrocks Engineers, Inc. will Prepare a Required Environmental Document for the Pedestrian Crosswalk at Fort Union Boulevard and Nye Drive within the City's Boundaries).

MOTION: Council Member Newell moved to APPROVE Resolution 2023-12. The motion was seconded by Council Member Petersen. Vote on motion: Council Member Petersen-Aye, Council Member Bracken-Aye, Council Member Newell-Aye, Mayor Mike Weichers-Aye. The motion passed unanimously.

- 5.3 Consideration of Resolution 2023-13 Amending and Restating the Policy for Electronic Meetings of the City's Public Bodies. (By this Resolution the Council will Amend and Restate the City's Policy for Electronic Meetings of Its Public Bodies to Incorporate a New Requirement Arising Under HB 22 Enacted by the Utah Legislature in Its 2022 General Session).

Council Member Bracken stated that the above item amends the Policy for Electronic Meetings citing if Public Bodies are participating electronically, a roll call vote is required. The request is based on House Bill 22 enacted by the Utah State Legislature during the 2022 General Session.

MOTION: Council Member Bracken moved to APPROVE Resolution 2023-13. The motion was seconded by Council Member Petersen. Vote on motion: Council Member Petersen-Aye, Council Member Bracken-Aye, Council Member Newell-Aye, Mayor Mike Weichers-Aye. The motion passed unanimously.

5.4 Consideration of Resolution 2023-14 Approving an Interlocal Agreement with Salt Lake County for Municipal Election Services. (By this Resolution, the Council will Approve the City's Entry into an Interlocal Agreement whereunder the Salt Lake County Clerk's Election Division will Assist the City in Conducting the City's 2023 Primary [if needed] and General Municipal Elections).

MOTION: Council Member Petersen moved to APPROVE Resolution 2023-14. The motion was seconded by Council Member Petersen. Vote on motion: Council Member Petersen-Aye, Council Member Bracken-Aye, Council Member Newell-Aye, Mayor Mike Weichers-Aye. The motion passed unanimously.

6.0 CONSENT CALENDAR

6.1 Approval of the City Council Legislative Work Session of February 23, 2023; the City Council Retreat of January 31, 2023; and the City Council Work Session, CDRA Work Session, and City Council Business Meeting of February 21 and March 1, 2023.

Mayor Weichers stated that the minutes of the City Council Legislative Work Session of February 23, 2023, will be voted on at a later date.

MOTION: Council Member Bracken moved to APPROVE the minutes of the City Council Retreat of January 31, 2023, the City Council Work Session, CDRA Work Session, and the City Council Business Meeting of February 21 and March 1, 2023. The motion was seconded by Council Member Newell. The motion passed with the unanimous consent of the Council.

7.0 ADJOURN CITY COUNCIL BUSINESS MEETING.

MOTION: Council Member Bracken moved to ADJOURN. The motion was seconded by Council Member Petersen. The motion passed with the unanimous consent of the Council.

The City Council Meeting adjourned at 8:18 p.m.

I hereby certify that the foregoing represents a true, accurate, and complete record of the Cottonwood Heights City Council Work Session, Community Development and Renewal Agency Work Session, and Business Meeting held Wednesday, March 21, 2023.

Teri Forbes

Teri Forbes
T Forbes Group
Minutes Secretary

Minutes Approved: April 4, 2023.