

SOUTH JORDAN CITY
CITY COUNCIL MEETING

May 15, 2018

Present: Mayor Dawn Ramsey, Council Member Brad Marlor, Council Member Jason McGuire, Council Member Don Shelton, CM Gary Whatcott, Fire Chief Andrew Butler, Administrative Services Director Spencer Kyle, Public Works Director Jason Rasmussen, Strategic Services Director Don Tingey, Development Services Director Brad Klavano, City Attorney Ryan Loose, ACM Dustin Lewis, City Commerce Director Brian Preece, Finance Director Sunil Naidu, IT Director Jon Day, Police Chief Jeff Carr, City Council Secretary MaryAnn Dean

Others: Attachment A

REGULAR MEETING

A. Welcome and Roll Call – *Mayor Dawn Ramsey*

Mayor Ramsey welcomed everyone present. She excused Council Members Harris and Zander who were not present at tonight's meeting.

B. Invocation – *By Council Member Brad Marlor*

Council Member Marlor offered the invocation.

C. Pledge of Allegiance

Mayor Ramsey recognized a Cub Scout pack that was present.

Elijah Keister, pack 4118, led the audience in the Pledge of Allegiance.

D. Minute Approval

- D.1. May 1, 2018 Council Study Meeting
- D.2. May 1, 2018 City Council Meeting

Council Member Marlor made a motion to approve the May 1, 2018 Council study meeting minutes, and the May 1, 2018 City Council meeting minutes, as printed. Council Member McGuire seconded the motion. The vote was 3-0 in favor, with Council Member Marlor, Council Member McGuire, and Mayor Ramsey voting in favor, Council Member Shelton abstaining, and Council Members Harris and Zander absent.

E. Public Comment:

Rachael Van Cleave, 11164 S. Sunup Way, chair of Live Daybreak Community Arts Advisory Committee. She indicated that they recently put out an RFP for a utility box wrap project. She said their committee submitted some proposals to the city committee, and one was rejected. They felt that all of the guidelines had been filled. She asked if they can create a process for appeal or if there is already an appeals process in place when a proposal is rejected?

CM Whatcott asked that Ms. Van Cleave contact him tomorrow to discuss this issue.

Council Member Shelton thanked Ms. Van Cleave's committee for their efforts to wrap utility boxes in Daybreak.

Mayor Ramsey said the concerns will be addressed by CM Whatcott.

F. Presentation: Report of a proposed property tax increase by Jordan Valley Water Conservancy District for water service purposes and for comments on the report by members of the Public and/or the City Council. *(By JWCD Board Member, Scott Osborne)*

Scott Osborne, JWCD Board, introduced Richard Bay, Executive Director of JWCD. Mr. Osborne reviewed a handout regarding a proposed property tax rate increase for 2018 (Attachment B). He said he is sensitive to any increase. The increase is necessary to deliver water for future growth. This increase will allow them to get appropriate bonding for massive projects that are planned. With this proposal, everyone would contribute. He said there will be many opportunities for the public to be involved and give input.

Mayor Ramsey opened up public comment on this issue.

Justin Christensen, 9719 S. Redwood Rd., said he has a desert landscape front yard. He uses less than 3000 gallons of water each month. If they want to conserve water and save money, the City Council should encourage residents to do desert landscaping, and allow for artificial lawns and rock. It is more expensive to do desert landscaping rather than 3000 sq. ft. of grass. If they encourage conservation more, some increases of water usage are not as needed.

Ron Hardy, 1223 W. Meadow Ridge Ln., said this is an increase in taxation of property as a result of increasing population. He asked what studies have been done to determine the increased revenue from increased population, and how close are they to meeting the needs?

Mr. Osborne concurred with Mr. Christensen's comments. He noted a local scape approach to landscaping, which is a water conservation approach, that they encourage. He said as a result of water savings and conservation programs, they have had water savings that has postponed one of the state's largest water projects, the Bear River project. At this time, it has been postponed to 2040, but may be closer to 2045. As they become more aggressive in their conservation efforts, they can postpone that project further.

Mr. Osborne said a challenge that they have is that water projects take decades to develop, and they have to develop it before the buildings come and the demands hit; and it is expensive.

Council Member Shelton asked if the tax increase covers it all, or will future tax increases be necessary? Mr. Osborne said the project has been completed for many years. They have already paid from the \$39 million down to \$25 million. The payment is extended through 2035. The tax increase will not fund that totally. He said they look at this as it relates for the entire plan for 10 years. He said they are also planning to fund the ongoing maintenance costs. They still reduced the rate of increase. They are constantly looking at making sure the cost of water remains competitive. He said the tax increase will generate less than \$1 million in revenue. They already have funding taking care of the proposed projects. Part of that will be bonding for major capital projects.

Council Member Shelton asked if the reason they want to have property tax, rather than just charging for water, is for bonding purposes? Mr. Osborne said yes. Council Member Shelton asked if the proposed property tax increase is earmarked, or will it be part of the general fund? Mr. Osborne said they earmark all monies. The property tax will be used primarily for capital costs.

Mr. Osborne reviewed a presentation on water supply. (Attachment C). He indicated that they are almost out of snow pack for this year. They will be okay for this year, but they will be in trouble if they have another winter like they had last year. He said the Provo River reservoirs are in a good position. They are hoping to not repeat the issues with algae blooms in Utah Lake this year.

Richard Bay, Executive Director of JVVCD, reviewed the Utah water savers programs, as well as other conservation grants (part of presentation – Attachment C). He noted that they have a draft water efficient landscape ordinance. He said they would be interested in the city reviewing the proposed ordinance and providing feedback.

G. Summary Action Items:

G.1. Resolution R2018-24, authorizing a Purchasing Policy Exemption for purchases relating to Chip Seal Treatments from Salt Lake County. *(By Development Services Director, Brad Klavano)*

G.2. Resolution R2018-26, adopting City-Wide Policy 110-02 Drones. *(By Admin. Services Director, Spencer Kyle)*

Council Member Shelton noted that the rules around the use of the drones are not applicable to the Police Department. He asked if the Fire Department should have the same exception?

ACM Lewis said the Police Department will have their own policy. They have to play by a different set of rules. City Attorney Loose said if the Fire Department needs drone footage, they can get it from the Police Department.

City Attorney Loose said the police would be present for any active rescue operations. The police department will have 1-2 drone operators.

G.3. Resolution R2018-27, authorizing a Purchasing Policy Exemption for Analytical Survey Research. *(By Strategic Services Director, Don Tingey)*

Council Member Shelton made a motion to approve Summary Action items G.1., G.2., and G.3. Council Member Marlor seconded the motion. The vote was 3-0 in favor.

H. Action Item: Resolution R2018-23, appropriating an additional \$50,000 from the Transportation Impact Fee Account to update the Transportation Master Plan. **(RVC)**
(By Development Services Director, Brad Klavano)

Development Services Director Klavano reviewed the background information on this item. He said the funds will come from the Transportation Impact Fee account. He said he feels this plan is a couple of years overdue.

Council Member McGuire made a motion to approve Resolution R2018-23. Council Member Shelton seconded the motion. Roll call vote. The vote was 3-0 in favor.

I. Public Hearing: Ordinance 2018-07, Zone Text amendment, amending references to departments and requirements for residential driveways, ADA parking, plat signature blocks, retaining walls, and grading in Title 16 of the South Jordan Municipal Code. **(RVC)**
(By Planning Director, Steven Schaefermeyer)

Development Services Director Klavano reviewed the background information on this item. He reviewed the major proposed changes to the Ordinance.

Council Member McGuire asked if the contractor has to get a third party engineer to certify the grading, or is that able to be done in house? Mr. Klavano said the contractor has to hire an engineer to design the grading plan. That is part of the existing code. Towards the end of the building permit, the new change will require that engineer to come back out to observe the grading and sign the grading observation letter. The engineer will sign and stamp it.

Council Member Marlor asked if someone from staff is still looking at grading before the building permit is issued? Mr. Klavano said they have code requirements for drainage. They will review and check all of that. He said with the smaller lots, drainage has become a huge problem.

Mr. Klavano said in the retaining wall section, on item 5, it was recommended by the Planning Commission that they strike the reference to the member of the Community Development department, because they no longer have a Community Development department in the city.

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

Council Member Marlor made a motion to approve Ordinance 2018-07, with the amendment to strike the reference to the member of the Community Development

department in the retaining wall section, item 5. Council Member McGuire seconded the motion. Roll call vote. The vote was 3-0 in favor.

J. Reports and Comments: *(Mayor, City Council, City Manager, and City Attorney)*

Mayor Ramsey said a portion of the reports and comments were done at the end of the study session.

Mayor Ramsey said she met with President Burton regarding the Jordan River Temple Rededication. President Burton offered his thanks to the city, staff, and everyone who has helped with that process including the open house, the youth event, the concert, etc.

Mayor Ramsey said she met with the South Valley Sewer Board this morning. The goal is to not have an increase to the residents for the next 20 years. They are experiencing staggering growth. She said she started filming the next city jobs video. She is impressed with the city staff. She noted the risk management emergency plans in place for all large city events.

Mayor Ramsey said she attended a CTE awards night and a climate solutions round table. She had a meeting with the Humane Society and the Valley Journals. She went to the capital to meet with Representative Wilson regarding some legislation that will be law as of July 1st, eliminating the dining club classification. She expressed appreciation to him for listening to the city's concerns. She met with the sexton of the cemetery regarding the plans for Memorial Day and she will be meeting with him again to tour the cemetery and understand the needs of the cemetery. She attended the Oquirrh Mountain Youth theatre show. She attended a ribbon cutting for the Embassy Suites hotel. She met with the Jordan District facilities committee to discuss facilities and growing needs for the schools. She met with several developers. She attended the school board meeting. She met with the Salt Lake County Council Chair Amy Winder Newton and received feedback from the County on a variety of issues. She noted the grand opening of the Sheraton on Thursday May 17th at 5. The Sheraton is a senior lifestyle community.

ADJOURNMENT

Council Member Shelton made a motion to adjourn. Council Member McGuire seconded the motion. The vote was 3-0 in favor.

The May 15, 2018 City Council meeting adjourned at 8:00 p.m.

This is a true and correct copy of the May 15, 2018 City Council Meeting Minutes, which were approved on June 5, 2018.


South Jordan City Recorder

Attachment A
5-15-18 C.C.
Mtg.

SOUTH JORDAN CITY COUNCIL MEETING

May 15, 2018

6:30 P.M.

ALL THOSE ATTENDING, PLEASE
PRINT NAME & ADDRESS

PRINT NAME

PRINT ADDRESS

Justin Christensen
Rachael Van Cleave
Luann Jensen
Richard Bay

9719 S. Redwood Rd
11164 S. Sunup Way
11186 S. 2700 W.
J V WCD



JORDAN VALLEY WATER
CONSERVANCY DISTRICT

**REPORT TO SOUTH JORDAN CITY COUNCIL REGARDING A
PROPOSED PROPERTY TAX RATE INCREASE FOR 2018**

May 15, 2018

Jordan Valley Water Conservancy District is proposing a property tax increase for its fiscal year 2018/2019 budget. Citizens will be able to attend a public hearing on the issue Wednesday, August 8, 2018, at 6:00 p.m. Questions and comments from the public are invited and encouraged.

At right is a figure showing Jordan Valley Water’s revenue sources, of which property taxes make up 25 percent. The proposed increase in property tax revenue is estimated at \$800,000 to \$950,000, which would constitute an increase of 5% to 6%. This new revenue would result from increasing the projected certified tax rate (0.000379) to 0.0004.



The table below shows estimated property tax increases based on a home or business value of \$325,000.

	\$325,000 HOME	\$325,000 BUSINESS
Current annual tax	\$67.75	\$123.18
Estimated new annual tax	\$71.50	\$130.0
Difference per year	\$3.75	\$6.83

Jordan Valley Water will properly provide notice of the public hearing and proposed tax increase amounts in newspapers and on the Utah Public Notice Website.

Purposes for the additional tax revenue:

Jordan Valley Water must develop and construct water supplies and infrastructure to keep pace with the needs of its rapidly-growing member cities and districts. Two examples for which the additional property tax will be used are:

- (1) **The Central Water Project.** Jordan Valley Water will annually receive 11,680 acre-feet of this new underground water supply through CUWCD^a. To date, Jordan Valley Water has built its own \$17 million 6-mile pipeline to receive the water, and is making annual payments of \$11.7 million to CUWCD for its capital costs of this new supply.
- (2) **Provo Reservoir Canal Enclosure Project** increases Jordan Valley Water’s delivery capacity. Its portion of the cost is \$39 million, with \$25 million of future payments still to be paid through 2035. This project is necessary for Jordan Valley Water to obtain its 16,400 acre-feet of Strawberry Reservoir Water, beginning approximately 2027, and for increased summer water demand conveyance from the Provo River to its water delivery system.

Notes: (a) Central Utah Water Conservancy District



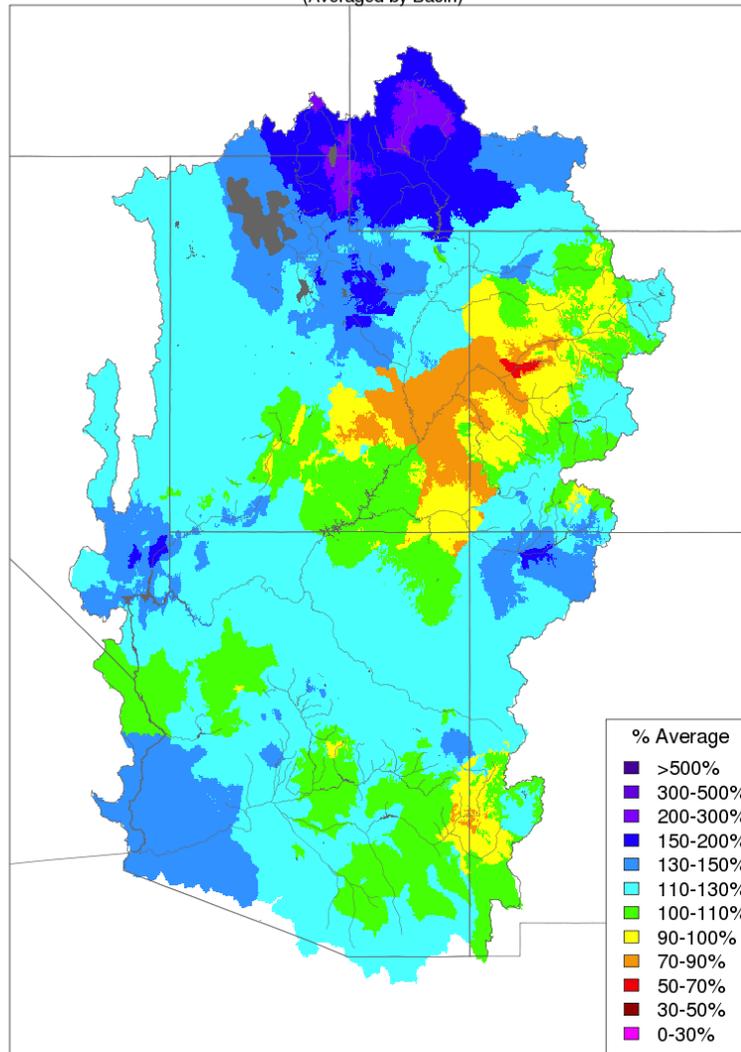
JORDAN VALLEY WATER
CONSERVANCY DISTRICT

Delivering Quality Every Day

WATER SUPPLY OUTLOOK

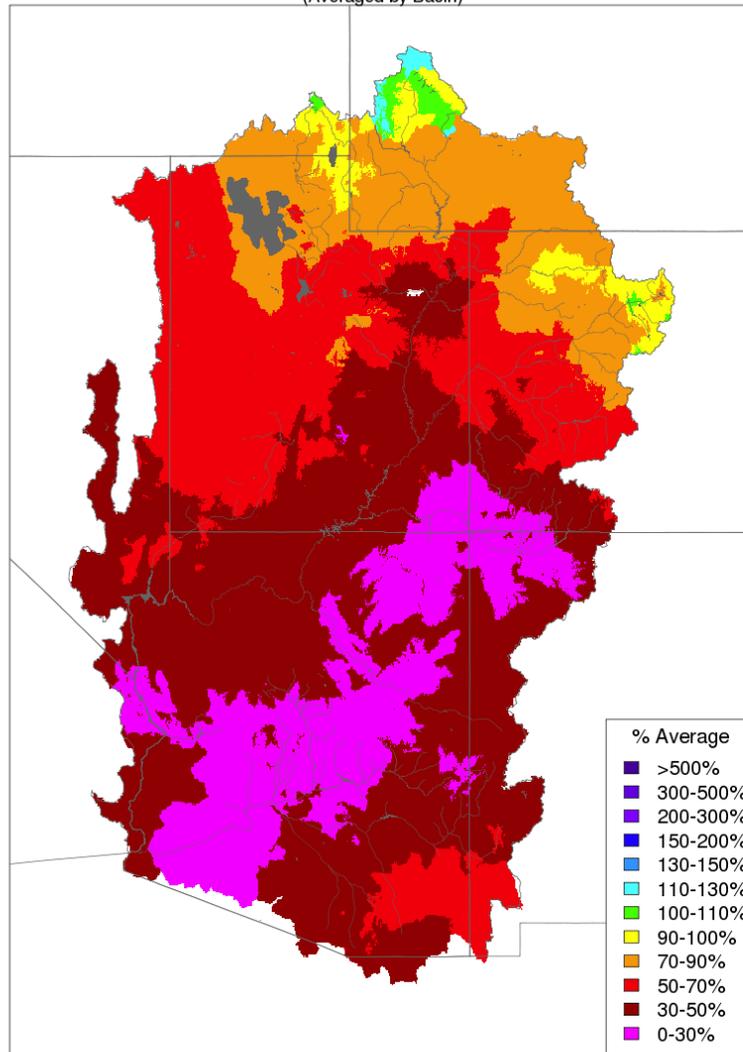
CITY OF SOUTH JORDAN
MAY 15, 2018

Water Year Precipitation, October 2016 - April 2017
(Averaged by Basin)



Prepared by NOAA, Colorado Basin River Forecast Center
Salt Lake City, Utah, www.cbrfc.noaa.gov

Water Year Precipitation, October 2017 - April 2018
(Averaged by Basin)

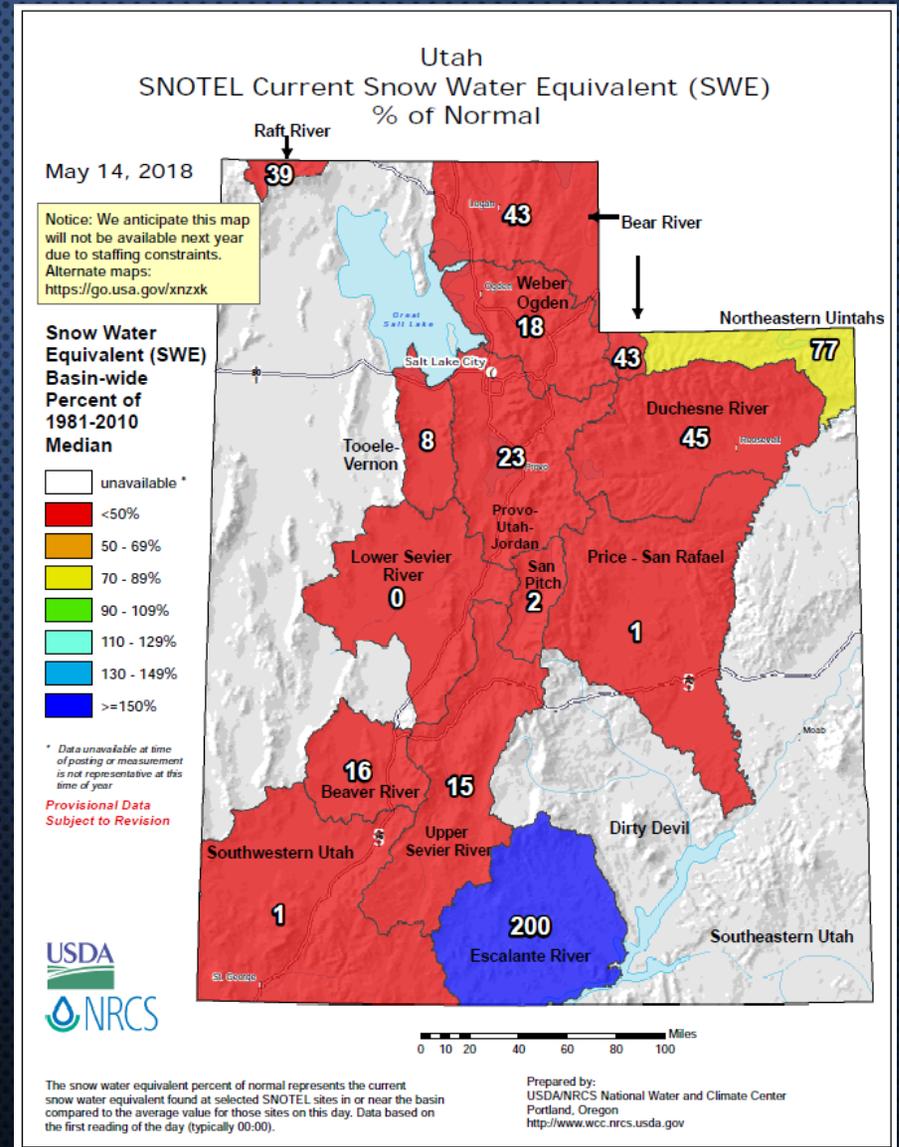


Prepared by NOAA, Colorado Basin River Forecast Center
Salt Lake City, Utah, www.cbrfc.noaa.gov

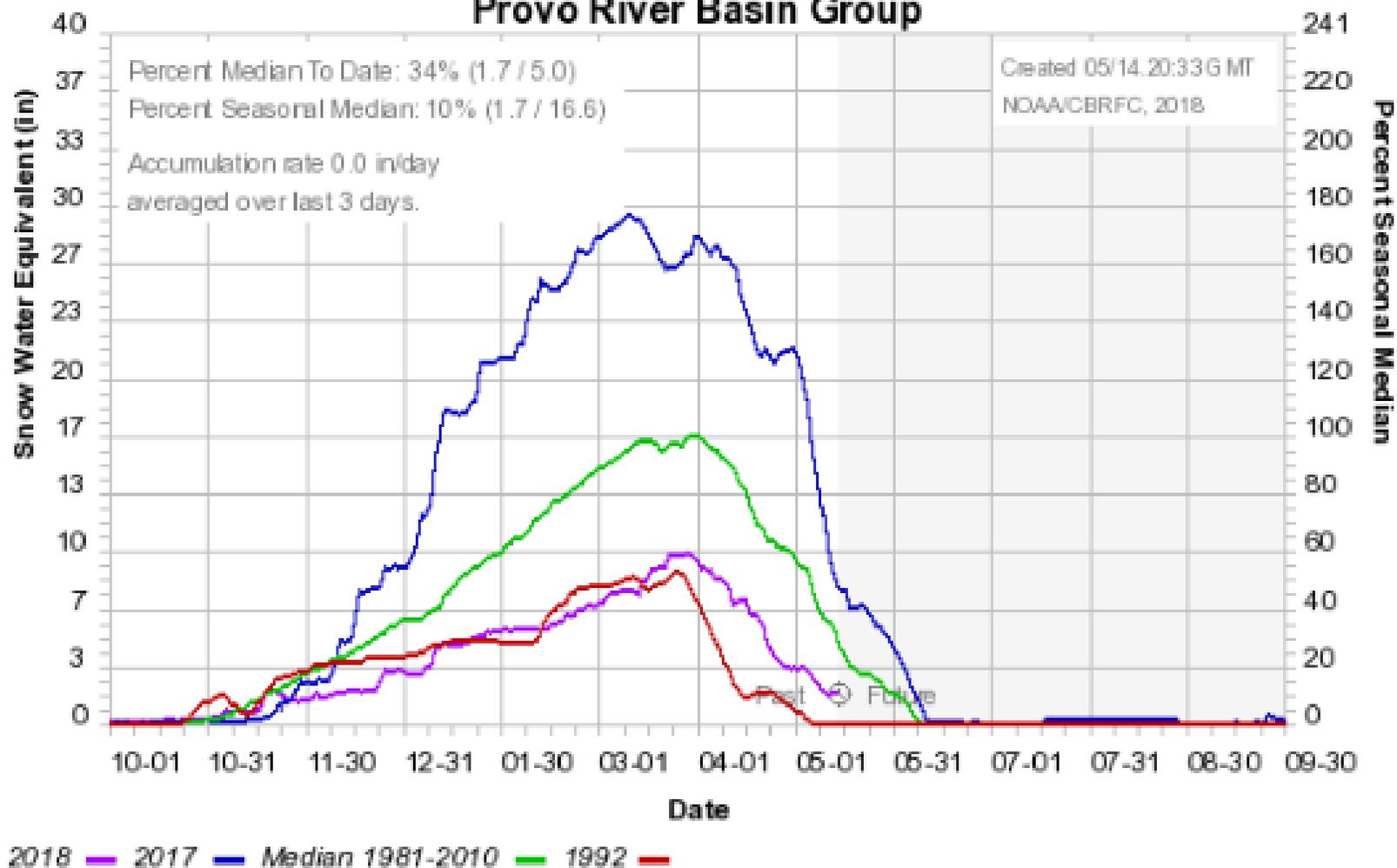
UTAH SNOTEL

SNOW WATER EQUIVALENT (SWE)

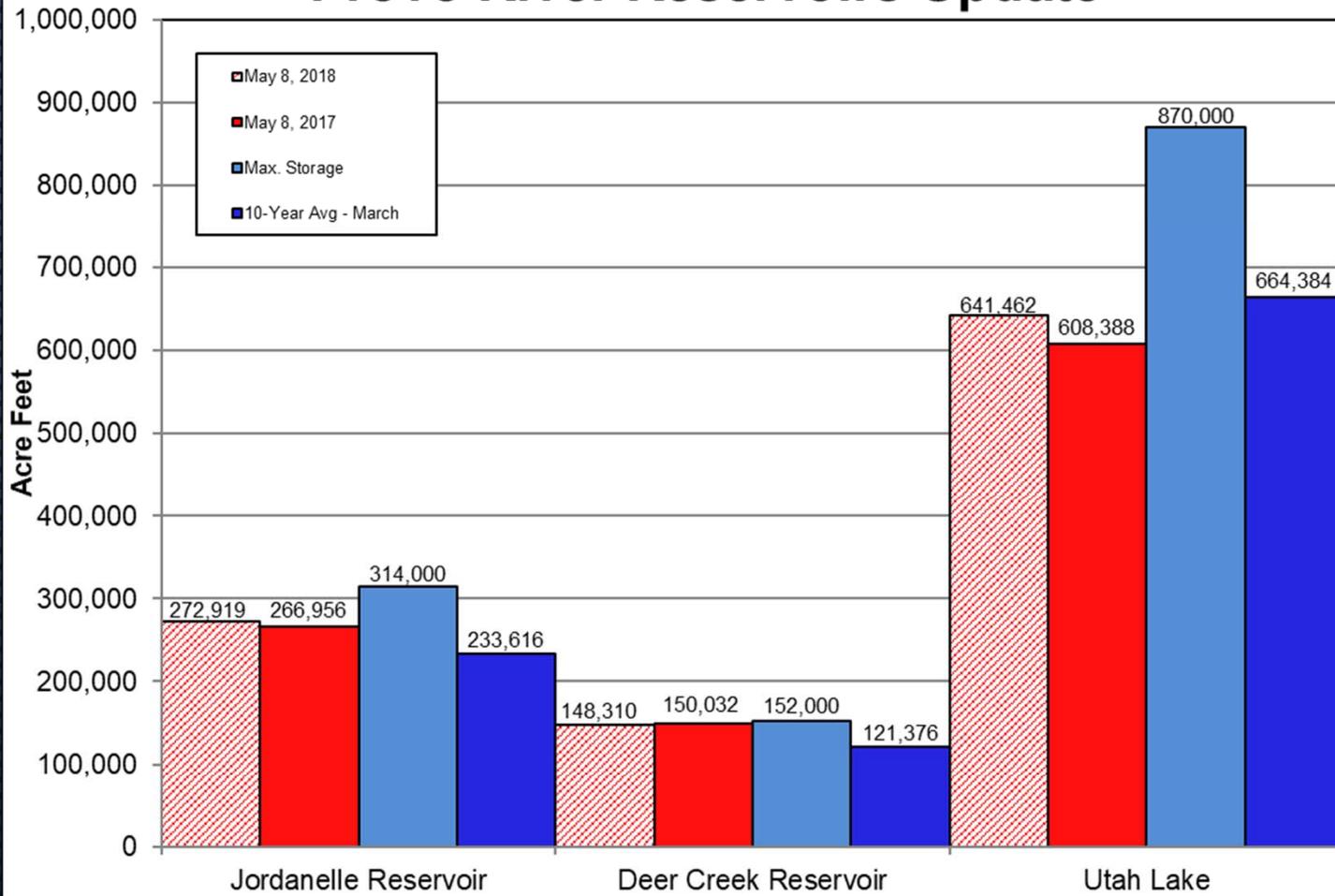
MAY 14, 2018



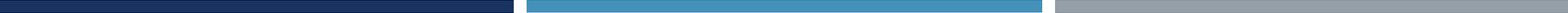
Colorado Basin River Forecast Center Provo River Basin Group



Provo River Reservoirs Update



Utah Lake holds 870,000 AF at compromise elevation



WATER CONSERVATION UPDATE

OPPORTUNITIES AND CONSIDERATIONS FOR THE CITY



Utah Water Savers

utahwatersavers.com



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PROGRAMS ARE AVAILABLE IN YOUR AREA



Cash rebates for homeowners who purchase a smart controller for their irrigation system.



Cash rebates for homeowners who replace toilets that use more than 1.6 gallons per flush.



Cash rebates for homeowners who convert grass park strips to water-efficient designs.



Free consultations for homeowners wanting to improve the water efficiency of their yard.



Cash rebates for sprinklers converted to drip identified during a Landscape Consultation.



Cash rewards and landscape plan reviews for graduates who complete Localscapes projects.



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& HOMEOWNERS ASSOCIATIONS

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landscaping projects.

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<https://jvwcd.org/landscapeleadershipgrant>

WATER EFFICIENT LANDSCAPING BEST PRACTICES FOR CITIES



The water conservation toolkit includes:

1. Best practices for city ordinances and development agreements
2. Best practices for irrigation and maintenance
3. An updated model landscape ordinance

WATER EFFICIENT LANDSCAPE ORDINANCE

ORDINANCE NUMBER <CITY ORDINANCE NUMBER>

Section 1. Preamble

- A. Whereas, <CITY NAME> desires to promote the design, installation and maintenance of landscapes that are both attractive and water efficient;
- B. Whereas, <CITY NAME> can accomplish these goals by adopting this ordinance; and,
- C. Whereas, <CITY NAME> has the authority to adopt this ordinance pursuant to Utah Code Annotated (2010) § 10-3-702, and hereby exercises its legislative powers in doing so.

Section 2. Ordaining Clause

Be it ordained by the <CITY NAME>, that the Water Efficient Landscape Ordinance, Number <CITY ORDINANCE NUMBER>.

Section 3. Title, Water Efficient Landscape Requirements

- A. An ordinance amending the Zoning Code of the City of <CITY NAME> so as to add a Water Efficient Landscape Ordinance of minimum landscape requirements. This ordinance shall be referred to as "<CITY NAME> City Water Efficient Landscape Ordinance".

Section 4. Purpose

The City Council has found that it is in the public interest to conserve the public's water resources and to promote water efficient landscaping. The purpose of this ordinance is to protect and enhance the community's environmental, economic, recreational, and aesthetic resources by promoting efficient use of water in the community's landscapes, reduce water waste and establish a structure for designing, installing and maintaining water efficient landscapes throughout the City.



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by Nature

Gro Wild Design



Coy Custom
Designs

West Side Nursery



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Upcoming Classes and Events

Date	Name	Type
5/17/2018	Common Utah Weeds & How to Control Them	Class
5/19/2018	Localscapes University	Class
5/19/2018	Waterwise Perennials Tour	Tour
5/26/2018	Creating Waterwise Park Strips	Class
5/26/2018	Work & Learn: Planting	Workshop
6/7/2018	Creating Waterwise Park Strips	Class
6/9/2018	Localscapes 101	Class
6/9/2018	Waterwise Tree and Shrub Tour	Tour
6/23/2018	Localscapes University	Class
6/30/2018	Work & Learn: Installing a Path	Workshop
7/12/2018	Creating Waterwise Park Strips	Class
7/14/2018	Localscapes Design Workshop	Class
7/19/2018	Work & Learn: Lavender Care	Workshop
7/21/2018	Waterwise Perennials Tour	Tour



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Upcoming Classes and Events

Date	Name	Type
7/28/2018	Localscapes Irrigation Workshop	Class
8/4/2018	Work & Learn: Switching to Drip	Workshop
8/4/2018	Waterwise Tree and Shrub Tour	Tour
8/9/2018	Creating Waterwise Park Strips	Class
8/18/2018	Party in the Park 2018	Event
8/29/2018	Fruit Tree Budding Workshop	Class
9/1/2018	Localscapes 101	Class
9/8/2018	Localscapes University	Class
9/13/2018	Creating Waterwise Park Strips	Class
9/15/2018	Turning Over Your Garden: Fall Garden Care	Class
9/15/2018	Waterwise Perennials Tour	Tour
9/22/2018	Localscapes Design Workshop	Class
9/22/2018	Work & Learn: Landscape Fertilization	Workshop
9/29/2018	Localscapes Irrigation Workshop	Class