



# Sandy City, Utah

10000 Centennial Parkway  
Sandy, UT 84070  
Phone: 801-568-7141

## Meeting Minutes

### City Council

*Brooke Christensen, District 1*  
*Alison Stroud, District 2*  
*Kristin Coleman-Nicholl, District 3*  
*Monica Zoltanski, District 4*  
*Marci Houseman, At-large*  
*Zach Robinson, At-large*  
*Cyndi Sharkey, At-large*

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Tuesday, September 22, 2020

5:15 PM

Online Meeting

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### 5:15 Council Meeting

Council Chair Robinson welcomed those in attendance.

Chair Robinson read a statement regarding the continuation of virtual council meetings without an anchor location.

### Roll Call

**Present:** 7 - Council Member Alison Stroud  
Council Member Kristin Coleman-Nicholl  
Council Member Zach Robinson  
Council Member Monica Zoltanski  
Council Member Marci Houseman  
Council Member Cyndi Sharkey  
Council Member Brooke Christensen

#### Council Staff Present:

Mike Applegarth, Executive Director  
Dustin Fratto, Assistant Director  
Tracy Cowdell, Council Attorney  
Liz Theriault, Policy and Communications Analyst  
Christine Edwards, Council Clerk

#### Administration:

Mayor Bradburn  
Matt Huish, CAO  
Bob Thompson, City Attorney  
Police Chief Greg Severson  
James Sorenson, Community Development Director  
Brian McCuiston, Planning Director  
Jake Warner, Long Range Planning Manager

## Prayer / Pledge of Allegiance

Bob Thompson, City Attorney, offered the prayer.

Police Chief Severson led the pledge.

## Non-voting Items

### Agenda Planning Calendar Review & Council Office Director's Report

Mike Applegarth, Council Executive Director, mentioned that Item 1 on the agenda would be rescheduled. He updated the Council on the upcoming agenda items and reminded the Council that there was no meeting next Tuesday, September 29th.

Council Chair Robinson canceled the agenda planning meeting scheduled for tomorrow.

### Council Member Business

Council Member Zoltanski spoke about Suicide Prevention Awareness Month, which is recognized during the month of September. Her Facebook page has a link to available resources.

Council Member Houseman thanked the department heads for their weekly briefs. She acknowledged the Economic Development Department staff for their efforts to offer creative solutions to help our local businesses.

Council Member Sharkey recognized National Small Business Week and encouraged all to shop local small businesses.

Council Member Robinson provided information about the resources available on the Canyons School District website. He also recognized National Register to Vote Day and encouraged people to register to vote.

### Mayor's Report

Mayor Bradburn spoke about the rising COVID positive rate and reminded all to wear masks and keep socially distance. He also mentioned the upcoming educational campaign that Sandy City will be communicating through social media channels.

### CAO Report

Matt Huish had no report.

### Information Items

1. [20-327](#) Council Member Stroud introducing the new Superintendent of Canyons School District  
Item rescheduled.

2. [20-326](#) Budget Discussion Week 2 and Monthly Sales Tax Update

**Attachments:** [Budget Discussion Outline](#)  
[Budget Discussion Week 2 Information](#)  
[Sales Tax March-June 2020](#)

Brian Kelley, Finance Director, presented on the city's financial structure. He provided background and history of various city funds, provided an explanation of the carryover process and referenced the accounting principles associated with government accounting. He also reviewed the sales tax revenues received from March through June 2020 which exceeded the budgeted projections.

Council questions and comments followed.

## Voting Items

Approval of the Consent Calendar

**A motion was made by Brooke Christensen, seconded by Marci Houseman, to approve the Consent Calendar. The motion carried by a unanimous voice vote.**

Consent Calendar

3. [ANEX-09-20-5912](#) The Community Development Department is recommending the City Council adopt Resolution #20-37c indicating the intent to annex an unincorporated area located at approximately 2411-2533 E. Robidoux Road and 8252-8337 S. Escalante Drive, setting a public hearing to consider such annexation, and directing publication of a hearing notice.

**Attachments:** [Location Map.pdf](#)  
[20-37c ANNEXATION RESOLUTION- Robidoux Road.pdf](#)  
[DESCRIPTION OF THE ROBIDOUX ANNEXATION TO SANDY CITY.pdf](#)  
[ROBIDOUX ANNEXATION-2020-09-15.pdf](#)  
[Resolution\\_20-37C\\_Executed](#)

**Item approved.**

4. [ANEX-09-20-5913](#) The Community Development Department is recommending the City Council adopt Resolution #20-38c indicating the intent to annex an unincorporated area located at approximately 8360-8391 Sublette Circle, 2311-2356 Sublette Place, 8432-8504 Treasure Mountain Drive and 2330-2343 E. Germania Circle, setting a public hearing to consider such annexation, and directing publication of a hearing notice.

**Attachments:** [Location Map.pdf](#)  
[20-38c ANNEXATION RESOLUTION- Sublette Circle \(BM\)](#)  
[SUBLETTE CIRCLE ANNEXATION DESCRIPTION.pdf](#)  
[SUBLETTE CIRCLE ANNEXATION 2020-09-15.pdf](#)  
[Resolution 20-38C Executed](#)

**Item approved.**

Council Items

5. [ZONE-07-20-5877\(CC\)](#) Community Development Department presenting a rezone application (File #ZONE-07-20-5877, Copper Creek Rezone) on behalf of Utah Development Group, requesting that 1.02 acres located at 1368 E. Copper Creek Road be rezoned from the CN and R-1-8 Zone to the RM(12) Zone.

**Attachments:** [Planning Commission Report-Copper Creek \(9/3/20\)](#)  
[Concept Plan \(7/20/20\)](#)  
[Neighborhood Meeting Summary \(8/13/20\)](#)  
[Planning Commission Minutes-draft \(9/3/20\)](#)  
[Resident Email \(Miner, 9/4/20\)](#)  
[Ordinance #20-11 \(Copper Creek Rezone\)](#)  
[Public Comment Email](#)  
[Additional Public Comment Email](#)

Jack Warner, Long Range Planning Manager, presented on the item and provided information and background regarding a rezone application for a property located at 1368 E. Copper Creek Road. The applicant is Utah Development Group. The Planning Commission did not forward a favorable recommendation.

Marco Diaz spoke on behalf of the applicant. His presentation included pictures of the existing structures located on the parcel and also of the surrounding area. He provided additional information about the revised, proposed development and addressed concerns expressed from area residents and the planning commissioners.

Council member questions and comments followed.

Public Comment:

Dustin Fratton invited the public to comment.

Mr. Jim Edwards felt the development was too dense for the area and enjoys the mature trees on the property. He was not in support of the project and asked the council to vote against the rezone application.

Mr. Tom Lewis asked the developers to change the development density of the project.

Mr. Dennis Hiatt and Ms. Heather Myer felt the proposed development was too dense and asked the Council to deny the rezone. Mr. Hiatt also expressed concern with the proposed development.

There were no written comments.

Public Comment closed.

Council discussion followed public comment. The Council Members discussed the current zoning in the area and the impact of the proposed rezone and development in the neighborhood. They discussed the importance of having the Planning Commission review the revised site plan prior to bringing it to the Council for consideration.

Discussion on the motion included comments regarding the zoning request and the revised site plan. The Council Executive Director and Attorney provided clarification on the motion and guidance related to the rezoning process and public hearings.

**A motion was made by Alison Stroud, seconded by Brooke Christensen, to deny - not adopt Ordinance #20-11, an ordinance amending and fixing the boundaries of a zone district of the Sandy City Zoning Ordinance; denying the proposed zone change of approximately 1.02 acres located at 1368 E. Copper Creek Road...The motion carried by the following vote:**

**Yes:** 7 - Alison Stroud  
Kristin Coleman-Nicholl  
Zach Robinson  
Monica Zoltanski  
Marci Houseman  
Cyndi Sharkey  
Brooke Christensen

## **6:00 Time Certain Items and Public Hearings**

### Citizen Comments

Dustin Fratto provided instructions on how to participate in public comment.

Ms. Cathy Spuck expressed her thanks to the Mayor and City Council for their efforts in response to COVID and the recent protests. She also asked for the City to provide guidance to residents on handling Halloween activities during the COVID-19 pandemic. Mayor Bradburn responded that there would be information and tips communicated through Sandy City social media channels.

There were no written comments.

Public Comment closed.

### Public Hearing(s)

6. [ANEX-08-20-5890\(CC\)](#) Escalante/Barcelona Annexation (R-1-10 Zone)  
8340-8511 South Escalante Drive and 2412-2566 East Barcelona Drive  
[Community #18]

**Attachments:** [Location Map.pdf](#)  
[Staff report, map, legal description and zoning map.pdf](#)  
[Signed Resolution 20-33C.pdf](#)  
[Barcelona Consent Forms.pdf](#)  
[Escalante Consent Forms.pdf](#)  
[20-09 Annexation Ord-Escalante Barcelona.pdf](#)  
[Rentzer Email.pdf](#)  
[Stimatx Email.pdf](#)  
[Ordinance 20-09 Executed](#)

Brian McCuiston presented on the Escalante/Barcelona annexation. He provided background on the area. This is a resident driven request. The Planning Commission is forwarding a positive recommendation. James Sorenson provided additional information.

Council Member questions and comments followed.

Public Hearing::

Dustin Fratto invited the public to comment.

Allan Payne welcomed the annexation of this parcel.

There were no written comments.

Public comment closed.

Council discussion followed.

**A motion was made by Cyndi Sharkey, seconded by Kristin Coleman-Nicholl, to adopt Ordinance 20-09 annexing territory located at approximately 8340-8511 South Escalante Drive and 2412-2566 East Barcelona Drive in Salt Lake County; comprising approximately 18.7 acres into the municipality of Sandy City; establishing zoning for the annexed property; also providing a severance and effective date for the annexation.**

The Planning Commission reviewed this proposed annexation and zoning on September 17, 2020. They are forwarding a positive recommendation that the City Council approve the Escalante/Barcelona Annexation with the R-1-10 Zone based upon the following findings:

1. The area is contiguous to the Sandy City boundary (south and east sides).
2. The properties are located within an area designated in the Sandy City General Plan for incorporation.
3. The City can provide a high level of municipal services to these properties.
4. The R-1-10 is appropriate for these parcels based upon current land use and lot sizes... The motion carried by the following vote:

Yes: 7 - Alison Stroud  
Kristin Coleman-Nicholl  
Zach Robinson  
Monica Zoltanski  
Marci Houseman  
Cyndi Sharkey  
Brooke Christensen

7. [ANEX-08-20-5891\(CC\)](#) Rossett Green Lane Annexation (R-1-40 and R-1-15 Zones)  
2072, 2100 and 2140 East Creek Road and 8215-8265 South Rossett  
Green Lane  
[Community #18]

**Attachments:** [Location Map.pdf](#)  
[Staff report, maps, legal description and zoning map.pfd](#)  
[Signed Resolution 20-34C.pdf](#)  
[Consent forms.pdf](#)  
[20-10 Annexation Ord-Rossett Green Lane.pdf](#)  
[Dave and Susan Updike Comment](#)  
[Ordinance 20-10 Executed](#)

Brian McCuiston presented on the Rossett Green Lane Annexation. He provided background on the properties and the current zoning. He mentioned that this is a resident driven request. The Planning Commission has forwarded a positive recommendation for this annexation.

Council member comments and questions followed.

Public Comment:

Dustin Fratto invited the public to comment.

Steve Van Maren inquired whether the fire department can utilize the private lanes associated with this annexation.

Chair Robinson read a written comment from Mr. and Mrs. Updyke into the record. They were very supportive of the annexation and were pleased to be part of Sandy City. She further mentioned that they were looking forward to having Sandy City Police and Fire services.

Jon Hansen was curious why this parcel was annexing into Sandy City.

Public Comment Closed.

**A motion was made by Cyndi Sharkey, seconded by Kristin Coleman-Nicholl, to adopt Ordinance 20-10 annexing territory located at approximately 2072, 2100 and 2140 East Creek Road and 825-8265 South Rossett Green Lane in Salt Lake County, comprising approximately 5.9 acres into the municipality of Sandy City; establishing zoning for the annexed property; also providing a severance and effective date for the annexation.**

**The Planning Commission reviewed this proposed annexation and zoning on September 17, 2020. They are forwarding a positive recommendation that the City Council approve the Rossett Green Lane Annexation with the R-1-40 and R-1-Zone based upon the following findings:**

1. The area is contiguous to the Sandy City boundary (west side).
2. The properties are located within an area designated in the Sandy City General Plan for incorporation.

3. The City can provide a high level of municipal services to these properties.
4. The R-1-40 and R-1-15 zones are appropriate for these parcels based upon current land use and lot sizes (as shown on proposed zoning map).

The Planning Commission also included in their recommendation that the City Council consider the timing of Mr. Goots approvals with the County as they look at statutory timing requirements associated with annexations... The motion carried by the following vote:

Yes: 7 - Alison Stroud  
Kristin Coleman-Nicholl  
Zach Robinson  
Monica Zoltanski  
Marci Houseman  
Cyndi Sharkey  
Brooke Christensen

8. [20-328](#) 2020 Justice Assistance Grant (JAG) Public Hearing

**Attachments:** [Public Hearing Notice Jag Grant Application](#)

[Abstract](#)

[Budget Narrative](#)

Police Chief Severson presented on the Justice Assistance Grant (JAG Grant) funding. He reviewed with the Council how the funds received from the current year's JAG Grant would be utilized.

Council comments followed.

Public Comment:

Dustin Fratto invited the public to comment.

Mr. Steve VanMaren inquired where the equipment items were included on the current city budget. In a second comment, he inquired specifically about the radios and public order gear.

Chief Severson responded to Mr. VanMaren's comments and questions.

There were no written comments.

Public Comment closed.

**No motion, nor formal action by the Council is necessary.**

## Adjournment

The Council agreed by a unanimous voice vote to adjourn the meeting at approximately 7:55 pm.