



# Sandy City, Utah

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

## Meeting Minutes

### City Council

*Ryan Mecham, District 1*  
*Alison Stroud, District 2*  
*Zach Robinson, District 3*  
*Marci Houseman, District 4*  
*Aaron Dekeyzer, At-large*  
*Brooke D'Sousa, At-large*  
*Cyndi Sharkey, At-large*

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Tuesday, November 18, 2025

5:15 PM

City Hall and Online

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### 5:15 Council Meeting

**Present:** 7 - Council Member Alison Stroud  
Council Member Zach Robinson  
Council Member Marci Houseman  
Council Member Cyndi Sharkey  
Council Member Ryan Mecham  
Council Member Brooke D'Sousa  
Council Member Aaron Dekeyzer

Council Staff in Attendance  
Dustin Fratto, Council Director  
Justin Sorenson, Assistant Director  
Chris Edwards, Council Clerk  
Liz Theriault, Sr. Policy and Comms Analyst  
Tracy Cowdell, Council Attorney

Administration in Attendance  
Mayor Zoltanski  
Shane Pace, CAO  
Lynn Pace, City Attorney  
Ryan McConaghie, Fire  
Greg Severson, Police  
Jon Arnold, Police  
Tom Ward, Public Utilities  
Todd Assay, Parks and Recreation  
Ryan Kump, Public Works  
James Sorensen, Community Development  
Brian Kelley, Administrative Services  
Kasey Dunlavy, Economic Development  
Martin Jensen, Deputy CAO  
Wendy Downs, City Recorder  
Jake Warner, Community Development

### Prayer, Pledge of Allegiance, and Introductions

Council Chair Brooke D'Sousa welcomed those in attendance.

Shane Pace, CAO, offered the Prayer.  
Council led the Pledge.

Council moved to Item 1 on the Agenda.

## General Citizen Comment Period (No earlier than 6:00 PM)

Council Chair D'Sousa invited the public to participate in general citizen comment.

Chad Westover has lived in Sandy for twenty years. He spoke in support of Cyndi Sharkey. She followed the sign ordinance of the city and refused to place any signs that were in violation of the city's ordinance. She also signed the voluntary pledge and would not put out any campaign signs prior to June. It was hard for him to believe that anyone who followed the rules so closely would write something that was a lie. He spoke about transparency and listening to all sides of an issue.

Carl Lujan expressed comments regarding Cyndi Sharkey and thought the Council should act now. He thought she should be removed from the Council.

Nick Milovich mentioned that he recently retired. He was happy the election was over. He expects everyone in this room to set aside their issues and work together in the best interests of the residents of Sandy City.

Dawn Sidwell commented on last week's council meeting. She was disappointed that during council member business, many of the council members did not talk about the comments received during general citizen comment.

Henry Butters thanked the Council and Police Department for their help with his concerns. He mentioned the Mayor's Office did not call him back and he found the lack of response disrespectful.

Steve Proctor expressed his support of Cyndi Sharkey and spoke about a an issues that she helped him with. He thinks she is a wonderful person and thanked her for helping him with a concern.

Craig Ulrich has lived in Sandy City for over 55 years and thought what happened at the prior week's council meeting was a disgrace. He expressed support for Cyndi Sharkey. She is well respected and courageous. She understands the issues facing the city. Ms. Sharkey signed the pledge for fair campaigns. He looked to a brighter future for Sandy.

Jean Corey lived here 30 years and has been involved with many citizen groups. She was aware of the terrible comments made at the prior week's council meeting and wished things like this didn't happen. We have to continue to work together. She expressed support for Cyndi Sharkey. She is involved and knowledgeable and has done a great job. They deserve our support.

Robyn Lee expressed appreciation and gratitude for Cyndi Sharkey. She is a very knowledgeable person with integrity. Let's all work together - Team Sandy.

Jude Engracia distributed copies to the council of campaign flyers he had received over the past few months. He requested that Cyndi Sharkey resign or be censored. He thanked Brooke D'Sousa for running a clean campaign.

Tulinda Larsen expressed support and agreed with the prior commenter. She was uncomfortable with the campaign and asked the Council to all work together.

Mary Barten expressed support for Cyndi Sharkey. When her property was getting annexed into Sandy City, Cyndi Sharkey helped her address her concerns. She was an amazing researcher, dependable and accurate. Cyndi Sharkey cares about her

constituents and has served us very well.

Phyllis Ockerman is 103 years old and a WW II Veteran Navy nurse. Service is very important to her. She thanked Cyndi Sharkey for her service to our community and was looking forward to her continued service. She appreciated Cyndi Sharkey who she thought was excellent at details, hardworking and of good character. She wants the city to move forward.

Lance Soffe congratulated Mayor Zoltanski on her re-election. She has done great things in the past and thought this would continue into the future. He also thanked the Council for their service. Cyndi Sharkey is a great asset to our city and was one of the first people he met when he moved to Sandy. She always took the time to keep her neighbors informed and he thanked her for her dedicated service. We all need to focus on making a better Sandy and to disagree better.

Ken Barton was a retired engineer and said he was always impressed when people can fix a problem. Cyndi Sharkey was one of those people. She helped him resolve an issue. When you find someone who fixes problems, you keep them.

Mayor Steve Newton, former Mayor of Sandy City, spoke about the campaign and disagreements between candidates. He said you can't make it personal. He has personally know many of the Sandy City's Mayors, and the mayors were always generous in victory. It is not a good look for the City if you attempt to cancel your opponent. He congratulated Mayor Zoltanski on her re-election and wished her a successful second term.

Heather Dupaix said she was passionate about Sandy City and was disturbed and disappointed during the recent campaign. She hoped that we can all do better and run a better campaign in the future. Let's take this as a lesson and never let this happen again. Campaigns should focus on issues and records.

Tim Shumway has been a resident of Sandy for five or six years. His experience with Cyndi Sharkey has been completely above board. Leaders lead. Let's move on. Let's lead and move on. We support you. Keep Sandy awesome.

Rita Lee thanked the Council and Mayor for their service. She thanked Cyndi Sharkey for her dedication to our community. We all love Sandy City. Elections get heated. We come together after an election. She appreciated the diversity and different opinions and respected the vote.

John Lee's father was union president. Their politics were ugly but you can't take it personally. When the election was finished, they shook hands and went on to do the business for the union. He thought the commenters at the prior week's council meeting were like high school bullies and he thought everyone should start acting like adults.

Jeff Koch thought it was great to have opinions. He thought the fireworks from last week's meeting were fantastic. Sometimes it takes this to wake people up and get them involved. He thanked Cyndi Sharkey for her service and wished he had been more involved. You took the hit for us, but we will be there for you. Let's get more people involved and follow what Cyndi Sharkey is doing

Bobbie Sharon thought it was brave to run for office. You can never please everyone. She listened to last week's meeting and thought it was an organized ambush of Cyndi Sharkey. They tried to lynch her. This week we look at everything she has done. She is

thoughtful and analytical. She consistently votes to not raise taxes. She appreciated what Cyndi Sharkey has done for the community.

Don Cann has worked on numerous campaigns. He worked on Mayor Zoltanski's campaign from the prior election. He liked the mayor. He also liked Cyndi Sharkey. Elections can get dirty. The election is done and we all need to get along. He thought it was ridiculous to call for Cyndi Sharkey's resignation. He supported Cyndi Sharkey.

Susan Updike said what makes a great person is what they do. Cyndi Sharkey has helped her resolve issues. She always follows through. It is foolish to ask her to resign.

Pat Jones was so happy to live in the US and not in China where there is no freedom of speech. She appreciated the Council and the Mayor for their service. And she appreciated the residents who came out to comment. She wanted everyone to work together and work through any disagreements for the good of Sandy City. Stay together.

Andrei Tarassov wanted the meeting time for general citizen comments reconsidered.

Terri Hrechkosy has worked on many campaigns. She has always been impressed with Cyndi Sharkey. She was stunned at how the campaign was being run and thought the candidate should have stepped in and taken care of it.

Mike Marker spoke about how campaigns should be run. They should be non-partisan. He thought Cyndi Sharkey violated her pledge.

Sandra Haak had issues with the campaign and said the personal attack ads were beyond acceptable. She was concerned and asked the Council to place an item on the agenda to discuss campaign behavior and morals.

Scott Drysdale spoke about the Alta Canyon presentation last week and supported involving the community in naming the new community center.

The following general citizen comments were emailed to the Council Office and read into the record by Dustin Fratto, Council Director, at the request of the resident.

Sid Lanham expressed support for Cyndi Sharkey. Citizens want clean safe neighborhoods. Cyndi Sharkey supported bulk waste clean up and is a hard worker. Let's move on and focus on serving the citizens of Sandy City. We need Cyndi Sharkey on the Council working for us.

Curtis Patterson expressed support for Cyndi Sharkey. She is reliable, follows through and has earned his respect. She is honest, fair, knowledgeable and worthy of respect. She is a problem solver and calm under pressure. She spends taxpayer money conservatively. Sandy needs people like Cyndi Sharkey.

Kathleen King expressed a need for our leaders to get back to work and would like the council to address holistic farming for the health of our community.

Public comment closed.

Council moved to Item 5 on the Agenda.

## Council Business

Public Hearing(s)

1. [25-348](#) Administrative Services Department requesting a public hearing and council action on budget carryover, increasing total appropriations and reappropriating unexpended funds with the proprietary and governmental funds, and; amendments to the Sandy City Fee Schedule for FY 25-26

**Attachments:** [FY 2026 Carryover Presentation](#)  
[25-50C Governmental Funds Carryover](#)  
[25-49C Proprietary Funds Carryover](#)  
[25-51C Fee Amendments](#)

Public Hearing: Brian Kelly, Administrative Services Director, presented Resolution 25-50C, Governmental Funds Carryover; Resolution 25-49C, Proprietary Funds Carryover; and 25-51C Fee Amendments to the Council for consideration and action.

Public Hearing comment period opened.  
Public Hearing comment period closed.

**A motion was made by Zach Robinson, seconded by Ryan Mecham to adopt Resolution 25-49C, a resolution increasing total appropriations and reappropriating unexpended funds within the proprietary funds...The motion carried by the following roll call vote:**

Yes: 6    Alison Stroud  
             Zach Robinson  
             Cyndi Sharkey  
             Ryan Mecham  
             Brooke D'Sousa  
             Aaron Dekeyzer

No: 0

**A motion was made by Zach Robinson, seconded by Ryan Mecham to adopt Resolution 25-50C, a resolution increasing total appropriations and reappropriating unexpended funds within the governmental funds...The motion carried by the following roll call vote:**

Yes: 6    Alison Stroud  
             Zach Robinson  
             Cyndi Sharkey  
             Ryan Mecham  
             Brooke D'Sousa  
             Aaron Dekeyzer

No: 0

**A motion was made by Zach Robinson, seconded by Ryan Mecham to adopt Resolution 25-51C, a resolution amending the Sandy City Fee Schedule for Fiscal Year 2025-26...The motion carried by the following roll call vote:**

Yes: 6    Alison Stroud

Zach Robinson  
Cyndi Sharkey  
Ryan Mecham  
Brooke D'Sousa  
Aaron Dekeyzer

No: 0

2. [25-335](#) Recess the City Council meeting and convene a meeting of the Sandy City Redevelopment Agency

**Attachments:** [11-18-25 RDA Agenda](#)  
[RD 25-04 RDA Carryover](#)  
[7.29.25 Minutes](#)

Council convened a meeting of the Redevelopment Agency Board of Sandy City at 5:26 pm.

**A motion was made by Zach Robinson, seconded by Ryan Mecham to convene a meeting of the Redevelopment Board of Sandy City...The motion carried by a unanimous voice vote.**

The Council meeting reconvened at 5:30 pm.  
Council Member Marci Houseman joined the meeting at 5:31 pm.

## Council Voting Items



3. [REZ08072025-007015 \(CCOrd\)](#) Community Development Department requesting City Council action regarding the Creek Road Rezone application (File #REZ08072025-007015), proposing that 1.5 acres be rezoned from the R-1-40 Zone to the R-1-15A Zone.

**Attachments:** [Ordinance #25-26 - Creek Road Rezone](#)  
[Staff Report](#)  
[Planning Commission Minutes \(10/16/25\)](#)  
[Chamberlain Email \(10/16/25\)](#)  
[City Council Presentation](#)  
[Butler Letter \(11.17.25\).pdf](#)

Jake Warner, Community Development, provided additional details regarding the rezone request on behalf of the applicant and responded to Council questions. The applicant spoke to the Council. In her remarks, she shared with the Council the background and history of her family's property which was purchased in 1993. The parcel at the time was in Salt Lake County. When the property was annexed into Sandy City, they were unaware the zoning designation change of the property. She also spoke about finding solutions and working with the city to ensure compliance of their property and the structures located on the property.

Public comment opened.  
Public comment closed.

Jake Warner responded to additional questions from the Council regarding the zoning designation, setbacks, the impact to the neighborhood of rezoning the property. The applicant further shared with the Council, that this property was designed for his family to live on and that he will make any changes necessary to come into compliance with the city's code. We can work out the issues with the city. We will spend what it takes to bring everything into compliance.

**A motion was made by Zach Robinson, seconded by Ryan Mecham to adopt Ordinance 25-26, an ordinance amending and fixing the boundaries of a zone district of the Sandy City Zoning Ordinance; rezoning approximately 1.5 acres from R-1-40 "Single Family Residential District to R-1-15A "Single Family Residential District" with "Farm Animals" permitted, located at approximately 2140 E. Creek Road; also providing a saving clause and an effective date for the ordinance...The motion carried by the following roll call vote:**

**Yes:** 4 - Zach Robinson  
Marci Houseman  
Ryan Mecham  
Brooke D'Sousa

**No:** 2 - Cyndi Sharkey  
Aaron Dekeyzer

**Abstain:** 1 - Alison Stroud

**Nonvoting:** 0

4. [25-343](#) The Sandy City Council and Mayor, acting as the Sandy Board of Municipal Canvassers, meeting to canvass the returns for the 2025 General Election.

**Attachments:** [ElectionSummaryReportRPT](#)

[canvass doc\\_Sandy](#)

[Sandy City FINAL General UNOFFICAL ELECTION RESULTS](#)

[2025 Sandy City Municipal General Election Canvass](#)

[StatementOfVotesCastRPT](#)

Wendy Downs, City Recorder, reviewed the election results from the November 4, 2025 Sandy City Municipal General Election with the Council and Mayor, as required by Utah State code. The Council reviewed the data and voted to accept the results of the election.

**A motion was made by Zach Robinson, seconded by Cyndi Sharkey to approve the results of the November 4, 2025 Sandy City Municipal General Election, as presented this evening...The motion carried by the following roll call vote:**

**Yes:** 8    Alison Stroud  
             Zach Robinson  
             Cyndi Sharkey  
             Ryan Mecham  
             Brooke D'Sousa  
             Aaron Dekeyzer  
             Monica Zoltanski

Following the vote on the motion, Council moved to General Citizen Comments.

## **Council Work Session (3rd floor Multipurpose Room)**

5. [25-347](#) Building our Future: A Community Housing Workshop Series, Workshop Five - Prioritizing tools and tactics

**Attachments:** [November 18, 2025 Memo Housing Workshop Series](#)

[Best practices when developing incentives](#)

[Tools, tactics, and incentives](#)

[Housing Workshop 5 presentation](#)

The Council tabled this Agenda Item and rescheduled the item for the December 16, 2025 Council meeting.

Council moved to Standing Reports.

## **Standing Reports**

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

Dustin Fratto, Council Director: The next two Council meetings are cancelled. This Thursday we have scheduled the interviews to select the firm to conduct the upcoming management study for the Public Utilities Department.

## Council Member Business

Council Member Alison Stroud provided an update from the Historic Committee. The Sandy Youth Council met with the Public Works Department at their last meeting and took a tour of the facility. She attended the coat drive kickoff event at River Oaks and the Coffee with Cops gathering. Both events went very well.

Council Member Aaron Dekeyzer requested an item to be added to a future agenda for the discussion of the city's financial reporting requirements for political PACs.

Council Member Cyndi Sharkey provided an update from the Sandy Arts Guild. The Guild is planning four productions for 2026. She attended the recent UDOT press conference. UDOT issued 22,000 stickers to drivers that had their cars and tires inspected and met the requirements to drive the canyon roads during the winter. She provided an update from the Legislative Policy Committee (LPC) and briefed the Council on some of the upcoming legislative issues expected to be discussed in the 2026 session: property tax restrictions, housing, homelessness, and cost of living. She also provided an update from the Salt Lake Convention and Visitors Bureau and discussed the possible expansion of the Mountain America Expo Center to accommodate larger convention.

Council Member Brooke D'Sousa expressed her gratitude to her fellow Council Members, Administration, staff and residents. She was looking forward to serving on the Council for the next four years and was excited about what the future holds.

## Mayor's Report

Mayor Monica Zoltanski announced the retirements of Police Chief Greg Severson, Parks and Recreation Department Head, Dan Medina, and Deputy Mayor Kim Bell. She wished them well in their retirement. The kickoff event for the coat drive and the coffee with cops events both went very well. She expressed gratitude to the residents on her re-election and is honored to serve a second term. She called for the need for better accountability and financial reporting requirements of political PACs.

The meeting recording and tech appeared to have glitched at 8:09 pm. The remainder of the meeting recording may be impacted.  
Council moved to the CAO report.

## CAO Report

Shane Pace, CAO had no report.

## Recreation Center Construction Report

No report was given.

## Closed Session

6. [25-346](#) Possible Closed Session to discuss the purchase, exchange or lease of real property.

Council convened a closed session at 8:13 pm in the Council Conference Room to discuss the purchase, exchange or lease of real property. The Council meeting adjourned immediately following the closed session.

**A motion was made by Brooke D'Sousa, seconded by Ryan Mecham to convene a closed session at 8:13 pm to discuss the purchase, exchange or lease of real property and adjourn the council meeting immediately following the closed session...The motion carried by the following roll call vote:**

**Yes:** 7 - Alison Stroud  
Zach Robinson  
Marci Houseman  
Cyndi Sharkey  
Ryan Mecham  
Brooke D'Sousa  
Aaron Dekeyzer

**Nonvoting:** 0

## Adjournment

Council convened a closed session at 8:13 pm. The Council meeting adjourned immediately following the closed session.