



## HIGHLAND CITY

# HIGHLAND CITY COUNCIL BRIEF

Tuesday, August 4, 2020

Highland City Council Chambers, 5400 West Civic Center Drive, Highland Utah 84003

This meeting will be held as outlined by the State of Utah's guidelines for the Low Risk phase for the COVID-19 pandemic. Individuals, especially those in a high-risk category, are strongly encouraged to participate in the meeting virtually via YouTube live at <http://bit.ly/HC-youtube>. If individuals participating electronically would like to make a comment during the Unscheduled Public Appearances section of the agenda or during one of the Public Hearings, they may call 1-346-248-7799 and use the Meeting ID: 856 2422 1970. Comments may also be emailed to [council@highlandcity.org](mailto:council@highlandcity.org) prior to the meeting.

### 7:00 PM REGULAR SESSION *(CITY COUNCIL CHAMBERS)*

Call to Order – Mayor Rod Mann

Invocation – Council Member Kim Rodela

Pledge of Allegiance – Council Member Timothy A. Ball

#### 1. UNSCHEDULED PUBLIC APPEARANCES

Time has been set aside for the public to express their ideas, concerns, and comments. (Please limit comments to three minutes per person. Please state your name and address.)

*Sarah Ostler, Youth City Council Member gave a brief review of the Youth Council's involvement with the Highland Fling including the Baby Celebration, Wizard School, Teen Movie Night, Parade and Backyard Garden Tours.*

#### 2. PRESENTATIONS

a. **Introduction of New Finance Director – Tyler Bahr**

*Tyler Bahr, Highland City Finance Director, gave a brief introduction of himself, his background, and goals for the city.*

#### 3. CONSENT ITEMS *(5 minutes)*

Items on the consent agenda are of a routine nature or have been previously studied by the City Council. They are intended to be acted upon in one motion. Council members may pull items from consent if they would like them considered separately.

a. **ACTION: Approval of Meeting Minutes Administrative – PASSED 5:0**

Regular City Council Meeting – June 16, 2020

*Next step: Approved minutes will become part of the permanent record.*

b. **ACTION: Ratification of a Change Order with Staker & Parson Companies for Construction of the 2020 Road Rehabilitation Project for \$56,568.96**

*Administrative – PASSED 5:0*

The City Council will consider a request to approve a change order with Staker & Parson Companies on the 2020 road rehabilitation project, and authorize the Mayor or City Administrator and City Clerk to execute the necessary documents for the work. The Council will take appropriate action.

*Next step: Mayor/City Administrator and City Recorder will execute the documents for the Change Order with Staker & Parson Companies for the 2020 Road Rehabilitation Project. Road projects will continue through this summer.*

**4. PUBLIC HEARING/ORDINANCE: MCKAY CHRISTENSEN IS REQUESTING TO REZONE 5.8 ACRES FROM TOWN CENTER RETAIL AND TOWN CENTER FLEX USE TO PLANNED AREA DEVELOPMENT. THE PROPERTY IS APPROXIMATELY 5.8 ACRES AND IS LOCATED APPROXIMATELY AT 10786 N 5320 W (PD-19-03) Legislative – PASSED 4:1**

The City Council will consider a request by McKay Christensen to rezone 5.8 acres from Town Center Retail and Town Center Flex Use to Planned Area Development to allow for a mixed-use development with 42 residential units and 23,000 square feet commercial space. The City Council will take appropriate action.

*Next step: The Highland City Official Zoning map will be updated to include the approved amendment to of 5.83 acres at approximately 10786 N 5320 W from Town Center Retail and Town Center Flex Use to Planned Development. The Apple Creek development will move through the development process and come back to City Council for final approvals.*

**5. ACTION/ORDINANCE: A REQUEST BY HIGHLAND CITY STAFF TO ADD CHAPTER 12.08.050 OF THE MUNICIPAL CODE (TA-20-08) Legislative – PASSED 5:0**

The City Council will consider a request by Highland City Staff to add section 12.08.050 New Roads Serving Property Outside Highland City Corporate Limits to the Municipal Code. The City Council will take appropriate action.

*Next step: Chapter 12.08.050 “New Roads Serving Property Outside Highland City Corporate Limits” will become part of the Highland City Municipal Code.*

**6. ACTION: IMPROVEMENT AGREEMENT WITH BOYER RIDGEVIEW LLC REGARDING INFRASTRUCTURE IMPROVEMENTS FOR THE RIDGEVIEW DEVELOPMENT Administrative – PASSED 4:0**

The City Council will consider a request by Spencer Moffatt from Boyer Ridgeview, LLC for an Improvement Agreement regarding infrastructure improvements for the Ridgeview Development and authorize the Mayor and City Recorder to execute the agreement. The Council will take appropriate action.

*Next step: Mayor and City Recorder will execute the Infrastructure Improvement Agreement with Boyer Ridgeview, LLC. Construction on the project will continue. The first units are expected to be ready Spring 2021.*

**7. ACTION: APPROVAL OF A BID WITH WASATCH LAWNS AND LANDSCAPE IN THE AMOUNT OF \$89,884.67 FOR THE CONSTRUCTION OF THE ADONIS DRIVE STREETScape Administrative – PASSED 5:0**

The City Council will consider a request to approve a bid with Wasatch Lawns and Landscape for the construction of the Adonis Drive streetscape, and authorize the Mayor or City Administrator and City Recorder to execute the necessary contract for the project. The Council will take appropriate action.

*Next step: Mayor/City Administrator and City Recorder will execute the contract with Wasatch Lawn and Landscape for the construction of the Adonis Drive streetscape. Construction is expected to begin in September, pending the contractor’s availability.*

**8. ACTION/RESOLUTION: CREATION OF AN AD HOC INCLUSIVITY COMMITTEE** *Legislative - PASSED 5:0*

City Council will decide whether to create an Ad Hoc Inclusivity Committee.

*Next step: The Ad Hoc Inclusivity Committee will be formed. The Committee will report back to City Council in January regarding its accomplishments and future plans.*

**9. DISCUSSION: CARES ACT FUNDING**

*Nathan Crane, City Administrator, discussed the use of Cares Act funds and presented a list of items that staff is evaluating purchasing using CARES Act funds.*

**10. MAYOR/COUNCIL AND STAFF COMMUNICATION ITEMS**

**a. Future Meetings**

- August 18, City Council Meeting, 7:00 pm, City Hall
- August 25, Planning Commission Meeting, 7:00 pm, City Hall
- September 1, City Council Meeting, 7:00 pm, City Hall

**11. CLOSED SESSION**

The Highland City Council may temporarily recess the City Council meeting to convene in a closed session to discuss pending or reasonable imminent litigation and the character, professional competence, or physical or mental health of an individual, as provided by Utah Code Annotated §52-4-205.

**ADJOURNMENT**

**COUNCIL VOTING REPORT - AUGUST 4, 2020**

| First Name          | Last Name | 3A, B       | 4           | 5           | 6           | 7           |
|---------------------|-----------|-------------|-------------|-------------|-------------|-------------|
| Timothy A.          | Ball      | Yes         | No          | Yes         | Yes         | Yes         |
| Brittney P.         | Bills     | Yes         | Yes         | Yes         | Yes         | Yes         |
| Kim                 | Rodela    | Yes         | Yes         | Yes         | Yes         | Yes         |
| Kurt                | Ostler    | Yes         | Yes         | Yes         | Yes         | Yes         |
| Scott L.            | Smith     | Yes         | Yes         | Yes         | Abstain     | Yes         |
| <b>Total Voters</b> |           | <b>5</b>    | <b>5</b>    | <b>5</b>    | <b>4</b>    | <b>5</b>    |
| <b>Pass/Fail</b>    |           | <b>PASS</b> | <b>PASS</b> | <b>PASS</b> | <b>PASS</b> | <b>PASS</b> |

**CONSENT ITEM A,B**

**APPROVAL OF AN ORDINANCE TO REZONE 5.8 ACRES FROM TOWN CENTER RETAIL AND TOWN CENTER FLEX USE TO PLANNED AREA DEVELOPMENT. THE PROPERTY IS LOCATED AT 10786 N 5320 W (PD-19-03)**

**APPROVAL OF AN ORDINANCE TO ADD CHAPTER 12.08.050 NEW ROADS SERVING PROPERTY OUTSIDE HIGHLAND CITY CORPORATE LIMITS TO THE MUNICIPAL CODE**

**APPROVAL OF AN IMPROVEMENT AGREEMENT WITH BOYER RIDGEVIEW, LLC REGARDING INFRASTRUCTURE IMPROVEMENTS FOR THE RIDGEVIEW DEVELOPMENT**

**APPROVAL OF A BID WITH WASATCH LAWNS AND LANDSCAPE FOR THE CONSTRUCTION OF THE ADONIS DRIVE STREETSCAPE**

| First Name          | Last Name | 8           |
|---------------------|-----------|-------------|
| Timothy A.          | Ball      | Yes         |
| Brittney P.         | Bills     | Yes         |
| Kim                 | Rodela    | Yes         |
| Kurt                | Ostler    | Yes         |
| Scott L.            | Smith     | Yes         |
| <b>Total Voters</b> |           | <b>5</b>    |
| <b>Pass/Fail</b>    |           | <b>PASS</b> |

**APPROVAL OF AN AD HOC INCLUSIVITY COMMITTEE**