



---

# Meeting Agenda of The Salt Lake City Council Board of Canvassers and The Local Building Authority

Note: Utah law requires the Salt Lake City Council to act as several other boards to help govern the City. During this meeting, the Council will adjourn temporarily, and then convene as the Local Building Authority Board to address item A4. The Council and the Mayor, acting as the Board of Canvassers, also will convene to address item A1 (Work Session) and F2 (Formal Meeting).

---

## WORK SESSION

**November 17, 2015**

**Tuesday 2:00 PM**

Council Work Room  
451 South State Street Room 326  
Salt Lake City, UT 84111  
[SLCCouncil.com](http://SLCCouncil.com)

[Council Meeting Rules , Parliamentary Order and Procedure](#)

---

In accordance with State Statute, City Ordinance and Council Policy, one or more Council Members may be connected via speakerphone. After 5:00 p.m., please enter the City & County Building through the main east entrance.

The Work Session is a discussion among Council Members and select presenters. The public is welcome to listen. Items listed below may be moved and discussed in a different portion of the Agenda based on circumstance and availability of speakers.

The City Council is transitioning to a new agenda process and it means our agendas have a new look. Work session agendas are now separate from formal meeting agendas.

Also, when you view the agenda online at [slccouncil.com/recent-agenda](http://slccouncil.com/recent-agenda), you can see the outline of agenda items and related paperwork in the same window. After the meeting, find voting records, minutes and meeting videos all in one place.

Thank you for your patience! Please feel free to contact us with questions or requests for assistance.

---

A. The Council will receive information and/or hold discussions on:

**The City Council will consider a motion to recess as the City Council; The Council and Mayor will consider a motion to convene as the Board of Canvassers.**

**1. Resolution: Certify the Canvass and Declare the Results of the Municipal General Election 2015 ~2:00 PM  
15 min.**

Legislative Sponsor: *Legally Required*

Results of the Municipal General Election the Board of Canvassers, which includes the Mayor and City Council, will canvass and declare the Results of the Municipal General Election held on Tuesday, November 3, 2015. The election was held for the offices of Council Members for Council Districts 2, 4 and 6 and the Mayor. The term for each of these positions is four years.

- Staff Recommendations:
- a. The Council will consider a motion to recess as the City Council;
  - b. The Council and Mayor will then consider a motion to convene as the Board of Canvassers;
  - c. The Board of Canvassers will canvass the returns and consider a motion declaring the results of the November 3, 2015 Municipal General Election;
  - d. The Board of Canvassers will consider a motion to adjourn as the Board of Canvassers;
  - e. The Council will consider a motion to reconvene as the City Council.

**The Board of Canvassers will consider a motion to adjourn as the Board of Canvassers; The City Council will consider a motion to reconvene as the City Council.**

**2. Planning Director's Report: Yalecrest-Hillside Park Local Historic District *Written Briefing***

The Planning Director's Report for the proposed Yalecrest – Hillside Park Local Historic District. Local Historic Districts are designed to maintain the historic character of a neighborhood by protecting historic features and preventing out-of-character alterations. The proposed boundaries of the Local Historic District include the area between 1700 East to 1800 East between Laird Avenue (1190 South) and 1300 South.

This report from the Planning Division is one of the first steps in the process for designating a local historic district in Salt Lake City. If the Council finds the report complete, the Planning Division will continue with the local historic designation process which includes community outreach, public hearings before the Historic Landmark and Planning commissions, and an evaluation of property owners' support. Once those steps have taken place, the proposal will come back to the Council for final consideration.

Petitioner, William Lapsley, Petition No. PLNHLC-2015-00697

**FYI- Project Timeline:** (subject to change per Chair direction or Council discussion)  
 Written Briefing – Tuesday, November 17, 2015.  
 Set Public Hearing Date – Not Required  
 Hold hearing to accept public comment – Not Required  
 Consider Straw Polls – Tuesday, November 17, 2015.

### 3. Special Lighting Districts L01, L02 and L03 Options

**Follow-up Briefing**  
 ~2:15 PM  
 30 min.

Legislative Sponsor: *Council Member, District 3 Stan Penfold*

A discussion regarding options to address the negative fund balances for certain extensions (neighborhoods) in Lighting District L01, L02, and L03.

Council will review a recommendation by Linda Hamilton, consultant, and information prepared by the Administration to dissolve the SAAs and convert them to a public utility surcharge fee.

This information will assist the Council in its continued its comprehensive policy discussion that will guide how Special Lighting Special Assessment Areas (SAA) can be improved and more transparent in the future

**FYI- Project Timeline:** (subject to change per Chair direction or Council discussion)  
 Set Public Hearing Date - Tuesday, November 17, 2015 at 7:00 p.m.  
 Hold hearing to accept public comment - Tuesday, December 1, 2015 at 7:00 p.m.  
 Council Action – TENTATIVE Tuesday, December 8, 2015.

**The City Council will consider a motion to recess as the City Council and to convene as the Board of Directors of the Local Building Authority.**

### 4. Local Building Authority: Budget Amendment No. 1 for Fiscal Year 2015-16 (Fire Station No. 14)

**~2:45 PM**  
**15 min.**

Legislative Sponsor: *Not Required - Bond Item*

A resolution amending the final budget for the Capital Projects Fund of the Local Building Authority for Fiscal Year 2015-16. This would amend the Local Building Authority's Fiscal Year 2015-16 budget and create a budget of \$10,984,874 to fund the construction of Fire Station No. 14.

**FYI- Project Timeline:** (subject to change per Chair direction or Council discussion)  
 Briefing – Tuesday, November 17, 2015  
 Set Public Hearing Date - Tuesday, December 1, 2015 at 7:00 p.m.  
 Hold hearing to accept public comment - Tuesday, January 19, 2016 at 7:00 p.m.  
 Council Action – TENTATIVE Tuesday, February 2, 2016.

**The Board of Directors will consider a motion to adjourn as the Board of Directors of the Local Building Authority and reconvene as the City Council.**

**5. Housing Trust Fund Loan: 444 South 900 East****~3:00 PM  
25 min.**Legislative Sponsor: *Not Required - Legally Required Action*

A proposed resolution is before the Council that would authorize a loan from Salt Lake City's Housing Trust Fund to the Housing Authority of Salt Lake for expenses related to the construction of the 9th East Lofts located at 444 South 900 East. The loan \$750,000 loan would be issued at 2% interest annum for 30 years. The housing development would consist of 68 units—54 of which would be set aside as affordable housing.

**FYI- Project Timeline:** (subject to change per Chair direction or Council discussion)

Set Public Hearing Date -

Hold public hearing to accept public comment -

Council Action -

**6. Housing Trust Fund Loan: 616 Lofts****~3:25 PM  
20 min.**Legislative Sponsor: *Not Required - Legally Required Action*

A proposed resolution authorizing a loan from Salt Lake City's Housing Trust Fund to Wasatch Residential Group, LLC. The loan would be used to develop a 274-unit, multi-family apartment project located on the southwest corner of 600 South and State Street. The seven-story project would be comprised entirely of affordable housing--a City priority--and construction is scheduled to begin in February 2016.

**FYI- Project Timeline:** (subject to change per Chair direction or Council discussion)

Set Public Hearing Date -

Hold public hearing to accept public comment -

Council Action -

**7. Ordinance – Rezone Indiana Avenue Neighborhood Node****Follow-up Briefing  
~3:45 PM  
15 min.**Legislative Sponsor: *Council Member, District 2 Kyle LaMalfa*

A proposal on an ordinance amending the zoning map pertaining to properties located at 1380 West Indiana Avenue, 1410 West Indiana Avenue, 1416 West Indiana Avenue, 1420 West Indiana Avenue, 1424 West Indiana Avenue, and 1430 West Indiana Avenue to rezone said properties from CN – Neighborhood Commercial to R-MU-35 – Residential/Mixed Use. These zoning amendments are part of the Westside Master Plan implementation process, a priority of the Council's this year. These amendments are designed to better foster neighborhood business zones on the westside, a need identified in the planning process. Although the properties are proposed to be rezoned to R-MU-35 – Residential/Mixed Use, consideration may be given to rezoning the properties to another zoning district with similar characteristics. Petitioner – Mayor Ralph Becker, Petition No. PLNPCM2014-00381.

**FYI- Project Timeline:** (subject to change per Chair direction or Council discussion)

Set Public Hearing Date - Tuesday, September 1, 2015

Hold public hearing to accept public comment - Tuesday, October 6, 2015 at 7:00 p.m.

Continued hearing – Tuesday, November 17, 2015.

Council Action – TENTATIVE Tuesday, December 8, 2015.

**Tentative Break****~4:00 PM  
15 min.**

**8. Ordinance: Pedestrian and Bicycle Master Plan Amendments****~4:15 PM  
40 min.**Legislative Sponsor: *Council Member, District 5 Erin Mendenhall*

An ordinance is before the Council that would amend the Bicycle and Pedestrian Master Plan. The plan is an update to the 2004 plan, and includes recommendations for pedestrian and bicycle infrastructure, education, encouragement and enforcement. Also included is guidance for promoting safer interactions between pedestrians, cyclists and motorists.

**FYI- Project Timeline:** (subject to change per Chair direction or Council discussion)

Set Public Hearing Date - Tuesday, November 17, 2015 Hold public hearing to accept

public comment - Tuesday, December 1, 2015 at 7:00 p.m. Council Action– TENTATIVE

Tuesday, December 8, 2015.

**9. Residential Apartment Inspections****~4:55 PM  
30 min.**Legislative Sponsor: *Council Member, District 3 Stan Penfold*

A proposed ordinance is before the Council that would amend the Salt Lake City Code relating to the inspection of rental dwelling units (amending Chapter 5.14). Currently, the City is able to inspect residential units at three year intervals so long as the inspections are scheduled. Under the proposal:

- single family and duplex rentals will on be inspected when there is cause or complaint and will self-certify that they meeting City standards;
- buildings with three or more rental units will be inspected no more than every four years, unless required more often due to cause or complaint;
- new construction will not be required to have inspections in the first four years and change of ownership or management will not trigger inspections, with the exception of inspections due to cause or complaint;
- and other changes.

**FYI- Project Timeline:** (subject to change per Chair direction or Council discussion)

Briefing – Tuesday, November 17, 2015

Consider adopting proposal – TENTATIVE Tuesday, December 8, 2015.

**10. Ordinance: Plan Salt Lake Citywide Master Plan****~5:25 PM  
60 min.**Legislative Sponsor: *Not Required - Council Initiated*

A proposed ordinance is before the Council that would adopt the Plan Salt Lake general plan. Plan Salt Lake is a citywide master plan designed to create high-level policies and vision that will guide the City and its respective neighborhoods for the next 20 years. The Council has received regular updates as the plan has progressed. Petitioner—Mayor Ralph Becker, Petition No. PLNPCM2011-00682.

**FYI- Project Timeline:** (subject to change per Chair direction or Council discussion)

Set Public Hearing Date (original proposal) - Tuesday, May 12, 2015

Hold public hearing to accept public comment - Tuesday, June 2, 2015 at 7:00 p.m.

Continued hearings – Tuesday, June 16 and Tuesday, July 21, 2015 at 7:00 p.m.

Hold public hearing to accept public comment (additional information) - Tuesday, November 17, 2015 at 7:00 p.m.

Continue hearing - Tuesday, December 1, 2015 at 7:00 p.m.

Consider adopting proposal – TENTATIVE Tuesday, December 8, 2015.

**11. Board Appointment: Housing Authority Board of Salt Lake City****Tentative  
~6:25 PM  
5 min.**Legislative Sponsor: *Not Required - Board Appointment(s)*

Appointment of Cindy Gust-Jenson to the Housing Authority Board of Salt Lake City for a term extending through November 1, 2020. She will be replacing Michael Clara.

**FYI- Project Timeline:** (subject to change per Chair direction or Council discussion)

Interview of Applicant – Tuesday November 17, 2015

Council Action – Tuesday, November 17, 2015.

**12. Board Appointment: Community Development & Capital Improvement Programs Advisory Board (CDCIP)****Tentative  
~6:25 PM  
5 min.**Legislative Sponsor: *Not Required - Board Appointment(s)*

Appointment of Julie Bjornstad to the Community Development and Capital Improvement Programs Advisory Board for a term extending through June 30, 2021.

**FYI- Project Timeline:** (subject to change per Chair direction or Council discussion)

Interview of Applicant – Tuesday November 17, 2015

Council Action – Tuesday, November 17, 2015.

**Dinner Break****~6:30 PM  
30 min.****13. Report and Announcements from the Executive Director**

Report of the Executive Director, including a review of Council information items and announcements. The Council may give feedback or staff direction on any item related to City Council business, including but not limited to:

- Scheduling Items
- Early Advertising

**14. Report of the Chair and Vice Chair**

Report of the Chair and Vice Chair

**15. Tentative Closed Session**

The Council will consider a motion to enter into Closed Session. A closed meeting described under Section 52-4-205 may be held for specific purposes including, but not limited to:

- a. discussion of the character, professional competence, or physical or mental health of an individual;
- b. strategy sessions to discuss collective bargaining;
- c. strategy sessions to discuss pending or reasonably imminent litigation;
- d. strategy sessions to discuss the purchase, exchange, or lease of real property, including any form of a water right or water shares, if public discussion of the transaction would:
  - (i) disclose the appraisal or estimated value of the property under consideration; or
  - (ii) prevent the public body from completing the transaction on the best possible terms;
- e. strategy sessions to discuss the sale of real property, including any form of a water right or water shares, if: (i) public discussion of the transaction would:
  - (A) disclose the appraisal or estimated value of the property under consideration; or
  - (B) prevent the public body from completing the transaction on the best possible terms;
    - (ii) the public body previously gave public notice that the property would be offered for sale; and
    - (iii) the terms of the sale are publicly disclosed before the public body approves the sale;
- f. discussion regarding deployment of security personnel, devices, or systems; and
- g. investigative proceedings regarding allegations of criminal misconduct.

A closed meeting may also be held for attorney-client matters that are privileged pursuant to Utah Code § 78B-1-137, and for other lawful purposes that satisfy the pertinent requirements of the Utah Open and Public Meetings Act.

**CERTIFICATE OF POSTING**

On or before 5:00 p.m. on Monday, November 16, 2015, the undersigned, duly appointed City Recorder, does hereby certify that the above notice and agenda was (1) posted on the Utah Public Notice Website created under Utah Code Section 63F-1-701, and (2) a copy of the foregoing provided to The Salt Lake Tribune and/or the Deseret News and to a local media correspondent and any others who have indicated interest.

CINDI L. MANSELL, MMC/CRM  
SALT LAKE CITY RECORDER

**Final action may be taken in relation to any topic listed on the agenda, including but not limited to adoption, rejection, amendment, addition of conditions and variations of options discussed.**

The City & County Building is an accessible facility. People with disabilities may make requests for reasonable accommodation, which may include alternate formats, interpreters, and other auxiliary aids and services. Please make requests at least two business days in advance. To make a request, please contact the City Council Office at [council.comments@slcgov.com](mailto:council.comments@slcgov.com), 801-535-7600, or relay service 711.