



**BLUFFDALE CITY COUNCIL  
MEETING AGENDA  
Tuesday, March 11, 2014**

Notice is hereby given that the Bluffdale City Council will hold a meeting Tuesday, March 11, 2014 at the Bluffdale City Fire Station, 14350 South 2200 West, Bluffdale, Utah scheduled to begin promptly at **7:00 p.m.** or as soon thereafter as possible. Notice is further given that access to this meeting by the Mayor and or City Council may be by electronic means by telephonic conference call.

The Agenda will be as follows:

**BLUFFDALE CITY COUNCIL REGULAR BUSINESS MEETING 7:00 P.M.**

1. Roll Call, Invocation and Pledge.\*
2. **PUBLIC FORUM** – (4 minute maximum per person to bring items not already on the agenda before the Council. Participants are encouraged to submit a written statement (1 copy) for items that are complex or that may require more than 4 minutes to present).
3. **CONSENT AGENDA:**
  - 3.1 Approval of the February 25, 2014 meeting minutes.
  - 3.2 Approval of the Rocky Mountain Power Community Performance Plan - 2014
4. Consideration and vote on a resolution approving an Interlocal Cooperation Agreement between Salt Lake County and the City of Bluffdale for participation as co-permittees under UPDES Permit No. 1 – staff presenter – Michael Fazio.
5. Mayor's Report.
6. City Manager's Report and Discussion.

**PLANNING SESSION**

7. Please Note: The planning session is for identifying future items and other council discussion in accordance with Utah Code 52-4-201(2) (a). While the meeting may be open to the public, there will not be any opportunity for public input during the planning session.
8. **BLUFFDALE HEIGHTS PLANNING SESSION:** Discussion of Bluffdale Heights Parks and phase 4, Ken Milne.
9. Closed meeting pursuant to Utah Code § 52-4-205 (1) to discuss the character, professional competence, or health of an individual, collective bargaining, pending or imminent litigation, strategies to discuss real property acquisition, including any form of a water right or water shares, security issues, or any alleged criminal misconduct (if needed).
10. Adjournment.

**Dated this 6th day of February, 2014**

I HEREBY CERTIFY THAT THE FOREGOING NOTICE AND AGENDA WAS FAXED TO THE SOUTH VALLEY JOURNAL, THE SALT LAKE TRIBUNE, AND THE DESERET MORNING NEWS; POSTED AT THE BLUFFDALE CITY HALL, BLUFFDALE CITY FIRE STATION, AND THE COMMUNITY BULLETIN BOARD AT THE BLUFFS APARTMENTS; EMAILED OR DELIVERED TO EACH MEMBER OF THE BLUFFDALE CITY COUNCIL; ON THE CITY'S WEBSITE AT [WWW.BLUFFDALE.COM](http://WWW.BLUFFDALE.COM) AND ON THE PUBLIC MEETING NOTICE WEBSITE, [WWW.PMN.UTAH.GOV](http://WWW.PMN.UTAH.GOV)

  
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**Teddie K. Bell, MMC**  
**City Recorder**

Note: The Bluffdale City Council will take a recess at approximately 9:30 p.m. and will evaluate the time needed to complete items not yet heard on the evening's agenda. Items the Council determines may take the meeting past 10:00 p.m. may be removed from the agenda and re-scheduled for the next regularly scheduled meeting. In compliance with the American with Disabilities Act, individuals needing assistance or other services or accommodation for this meeting should contact Bluffdale City Hall at least 24 hours in advance of this meeting at 801-254-2200. TTY 7-1-1.

\*Contact the City Recorder if you desire to give the Invocation.

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**Present:** Mayor Derk Timothy  
Alan Jackson  
Bruce Kartchner  
Ty Nielsen  
Heather Pehrson  
Justin Westwood

**Others:** Mark Reid, City Manager  
Vaughn Pickell, City Attorney  
Grant Crowell, City Planner/Economic Development Director  
Michael Fazio, City Engineer  
Blain Dietrich, Public Works Operations Manager  
Teddie Bell, City Recorder

Mayor Derk Timothy called the meeting to order at 7:00 p.m.

**BLUFFDALE CITY COUNCIL REGULAR BUSINESS MEETING**

**1. Roll Call, Invocation, and Pledge.**

All Members of the City Council were present.

Craig Berrett offered the invocation.

Dustin Bailey the Pledge of Allegiance.

Mayor Timothy welcomed the scouts in attendance. They were identified as Grant Christensen, Robbie Saunders, Hunter Pitchford, Brandon Miller, Dustin Bailey, and Conner Sorenson. All were working on their Citizenship in the Community merit badges. The Mayor recommended that as they get close to their Eagle that they contact Alan Jackson for Eagle project ideas.

**2. PUBLIC FORUM.**

Boyd Priest was happy to be a new Bluffdale resident residing in Bluffdale Heights. He noted that there are a lot of cars jumping the concrete barriers on Porter Rockwell Boulevard. He stated that it is being done by people other than Bluffdale Heights residents. He voiced his support for City Engineer, Michael Fazio's agenda item regarding storm water. He noted that he works as a professional engineer for an engineering firm.

Jeremy Tate, a Bluffdale Heights resident, reported that he lives next to the mink farm. He asked if there will be any change to the business in the future and noted that there have been a lot of flies. Mayor Timothy indicated that the mink farm existed first and they are a protected business. Unless someone is willing to buy them out and they were willing to sell, there is little the City can do. He noted, however, that the business is inspected regularly and it is kept clean.

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With respect to the curb jumping problem, Mr. Tate asked about the possibility of installing speed bumps. The Mayor stated that various committees have studied traffic calming measures and currently speed bumps are not being considered. The matter could, however, be considered by the City Engineer. He suspected the situation involved Independence residents.

Matt Damon introduced himself as a new Bluffdale Heights resident and expressed concern with the intersection at 14600 South. He asked if traffic could be decreased by using the intersection at 14600 South and Pony Express.

Jeff Parker commented that he moved to Bluffdale several years ago based on his desire to keep large animals. He was thankful for the opportunity to do so.

Ian Parish gave his address as 4120 West Buck Hollow Drive and stated that he attended last week's Planning Commission Meeting where the skate park was discussed. He introduced his sons Alex and Aiden, who were in attendance. Alex presented a proposal to the Council with drawings regarding a future skate park. He expressed his desire to have a skate park and stated that Sandy and Herriman both have good skate parks.

**3. CONSENT AGENDA:**

Agenda item 3.1 was removed from the consent agenda.

**3.1 Approval of the February 25, 2014, Meeting Minutes with Corrections.**

Corrections were made to the minutes.

**Ty Nielsen moved to approve the February 25, 2014, meeting minutes, with the correction noted. Bruce Kartchner seconded the motion. Vote on motion: Alan Jackson-Aye, Bruce Kartchner-Aye, Ty Nielsen-Aye, Heather Pehrson-Aye, Justin Westwood-Aye. The motion passed unanimously.**

**3.2 Approval of the Rocky Mountain Power Community Performance Plan – 2014.**

**Ty Nielsen moved to pass consent agenda item number 3.2, approval of the Rocky Mountain Power Community Performance Plan for 2014. Alan Jackson seconded the motion. Vote on motion: Alan Jackson-Aye, Bruce Kartchner-Aye, Ty Nielsen-Aye, Heather Pehrson-Aye, Justin Westwood-Aye. The motion passed unanimously.**

**4. Consideration and Voted on a Resolution Approving an Interlocal Cooperation Agreement between Salt Lake County and the City of Bluffdale for Participation as Co-Permittees Under UPDES Permit No. 1 – Staff Presenter – Michael Fazio.**

City Engineer, Michael Fazio, presented the request and stated that the County is leading a coalition of municipalities to apply for a single UPDES (Utah Pollutant Discharge Elimination System) permit and coordinate the regional storm water management. The Utah Department of

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Environmental Quality (UDEQ), as required by the Water Quality Act, mandates that all Small Municipal Separate Storm Sewer System (MS4s) have a permit to operate and maintain storm water systems. The Interlocal Cooperation Agreement with Salt Lake County allows the City to manage, maintain, and operate the storm water system in cooperation with Salt Lake County and other municipalities and fulfill some requirements mandated by the UPDES permit. Mr. Fazio recommended the City approve the agreement.

**Bruce Kartchner moved to approve the Interlocal Cooperation Agreement between Salt Lake County and the City of Bluffdale for participation as co-permittees under UPDES Permit Number UTS0000001 of the Jordan Valley Municipalities. Heather Pehrson seconded the motion. Vote on motion: Alan Jackson-Aye, Bruce Kartchner-Aye, Ty Nielsen-Aye, Heather Pehrson-Aye, Justin Westwood-Aye. The motion passed unanimously.**

**5. Mayor's Report.**

Mayor Timothy reported that several months ago the cities in Salt Lake County decided to together supply extra money to what is being provided currently by the County and other agencies for the homeless. He estimated the cost at \$.35 per resident. Bluffdale's portion was approximately \$2,500. Much of the discussion that occurred previously centered on how the money was to be spent. Mayor Timothy had the opportunity to be part of the selection committee and was interested in seeing how the process works and who was awarded the RFP. He was unable to give details at tonight's meeting due to the fact that it is a protected record until the decision is announced. He agreed to provide information to the Council when it becomes available.

The Mayor informed the Council that the Bluffdale Arts Advisory Board has a prospective new member to propose by the name of Adrienne Schmidt. He agreed to make the proposal at the next City Council Meeting.

Board of Adjustment vacancies were discussed. Kory Luker was recommended to serve on the Board. His name was to be presented at the next City Council Meeting.

The Mayor stated that a number of seats are coming available on the Tree Board. The terms of Bruce Kartchner, Jana Christensen, and Harrison Windsor Ratcliff-Bush have all expired. It was noted that Jana Christensen has expressed a desire to continue to serve.

It was reported that the legislative session is nearly over. The Mayor had nothing to report on it.

**6. City Manager's Report and Discussion.**

City Manager, Mark Reid, reported that the City put the redundant water line out to bid. Seven bids were received with the lowest being less than the engineer's estimate. The low bidder was Vancon, Inc. The next step would be for staff to check references.

Mr. Reid commented that the Iron Will event is scheduled for May 17 and is the 100<sup>th</sup> Anniversary celebration for Camp Williams. Events include a half marathon, 5K and 10K bicycle road races, a

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mountain bike road race, in addition to other events. Bluffdale committed to be part of the celebration and will have a booth. All Council Members were invited to attend and assist with the booth. The City will also man an aid station for runners and bikers that pass the City Park and provide an additional booth. Details were available on the City's Facebook page.

Mr. Reid reported on the annual Knights of Heroes event to take place at the Herriman Fire Station the following Friday at 6:00 p.m. All Council Members were invited to attend. That evening the City would honor fire fighter, Kevin Holt, who put together an ambulance billing program. Officer Dalton was also being recognized. Mr. Reid stated that the City sponsored a table and interested Council Members were asked to notify Mr. Reid.

Mr. Reid discussed police vehicles being assembled for the City's new police department they hope to form in the next year or so. One of the original vehicles burned up a motor earlier in the week. Mr. Reid reported that when the City originally began contracting with Saratoga Springs they had two vehicles that were leased for two years. At that time there were only two police vehicles. When one officer went off shift he would give the keys to the next officer coming on duty. The car was run 24/7 for two years and for one year it ran only for one officer shift because the City obtained one car per officer. The car has well over 100,000 miles and a lot of idling time. The engine on the vehicle could be replaced and bids were being sought on the cost. Staff was looking for two additional vehicles to take two others off line for use them as reserve vehicles. Staff was motivated to take action due to the recent vehicle breakdown.

Earlier in the day, staff found two vehicles that are for sale. Staff was looking into the options of leasing or purchasing. Corporal Taylor reported on the two potential new vehicles. He stated that both are like new 2011 Dodge Chargers with 20,000 miles each. They are fully equipped with all emergency equipment and can be purchased for \$24,500 each. The regular price with equipment would be around \$27,000. The vehicles were leased to Vernal City whose fleet is rotated every two years. It was reported that funds are available in the budget to lease both vehicles. It would be a two-year lease with one-half of the expense this year and the remainder next year. At the end of the lease the City could purchase the vehicles for \$1 each. The consensus of the Council was to proceed with the lease of the two vehicles.

In response to a question raised by Bruce Kartchner, it was reported that the City's two Ford Explorers have 130,000 and 122,000 miles each.

**PLANNING SESSION**

**7. Planning Session.**

Bruce Kartchner asked about the cost for the extension of Porter Rockwell Boulevard and the extension of 1000 West. Mr. Reid analyzed the impact fees but needed to complete the cost analysis. That had not yet been done due to the lack of a City Accountant. With regard to hiring a new Accountant, Mr. Reid stated that an offer was made earlier in the day. He hoped to hear back the following day. He was interested in two other individuals if this one doesn't work out.

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Alan Jackson reported that he has four potential Eagle scouts looking for projects. He hoped to move forward and informed the Council that the granite for the memorial came in.

Justin Westwood reported that the Lions Club will soon approach the City about the Demolition Derby.

Heather Pehrson reported that the City's production of *Fiddler on the Roof* is scheduled for March 20, 21, and 22.

Bruce Kartchner reported that the newsletter included information on the upcoming Miss Bluffdale Pageant. He was contacted by a citizen who indicated that she could not find the application form on the City's website. Mr. Reid agreed to look into the matter but stated that applications are also available in the City office.

**8. BLUFFDALE HEIGHTS PLANNING SESSION: Discussion of Bluffdale Heights Parks and Phase 4, Ken Milne.**

Developer Ken Milne addressed the Council and displayed the proposed plat showing the second park. He noted that the plan has gone through several different designs. Some of the issues were identified such as filling the pond with engineered fill. It was clarified that the proposed park will not replace the existing park and will be under construction soon. It was noted that the second park is a requirement of the agreement. Ty Nielsen recalled that the intent of the pond was to optimize the use of the property.

Discussion ensued on the man hole and access issues as well as the location of the curb, which was shown on the plat. Mr. Milne suggested possible participation by the City. He noted that the pond will be 12-feet deep. If the City was able to help with the cost of filling the pond, that would allow the developer the funds necessary to improve the park. It was noted that the park will be just under one acre in size. Both parks will serve as detention ponds.

Bruce Kartchner voiced his support for the change. He was curious to know if the mink farm was interested in including the piece they are currently not using. Easement and buffering issues were discussed. The Mayor was interested in what the cost will be to the City.

**9. Closed Meeting Pursuant to Utah Code §52-4-205(1) to Discuss the Character, Professional Competence, or Health of an Individual, Collective Bargaining, Pending or Imminent Litigation, Strategies to Discuss Real Property Acquisition, Including Any Form of a Water Right or Water Shares, Security Issues, or any Alleged Criminal Misconduct.**

**Heather Pehrson moved to go into closed session to discuss property acquisition. Ty Nielsen seconded the motion. Vote on motion: Alan Jackson-Aye, Bruce Kartchner-Aye, Ty Nielsen-Aye, Heather Pehrson-Aye, Justin Westwood-Aye. The motion passed unanimously.**

The City Council was in closed session from 8:15 p.m. to 9:06 p.m.

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**Bruce Kartchner moved to adjourn the closed meeting and go into open session. Ty Nielsen seconded the motion. Vote on motion: Alan Jackson-Aye, Bruce Kartchner-Aye, Ty Nielsen-Aye, Heather Pehrson-Aye, Justin Westwood-Aye. The motion passed unanimously.**

**10. Adjournment.**

The City Council Meeting adjourned at 9:06 p.m.

  
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Teddie K. Bell, MMC  
City Recorder:

Approved: March 25, 2014

**BLUFFDALE CITY COUNCIL  
CLOSED MEETING MINUTES  
Tuesday, March 11, 2014**

**Present:** Mayor Derk Timothy  
Alan Jackson  
Bruce Kartchner  
Ty Nielsen  
Heather Pehrson  
Justin Westwood

**Others:** Mark Reid, City Manager  
Vaughn Pickell, City Attorney  
Grant Crowell, City Planner/Economic Development Director  
Michael Fazio, City Engineer  
Blain Dietrich, Public Works Operations Manager  
Teddie Bell, City Recorder

At 8:15 p.m. Mayor Derk Timothy called the meeting to order.

**Motion:** Heather Pehrson moved to go into closed session to discuss property acquisition.

**Second:** Ty Nielsen seconded the motion.

**Vote on motion:** Alan Jackson-Aye, Bruce Kartchner-Aye, Justin Westwood-Aye, Ty Nielsen Aye, Heather Pehrson-Aye. The motion passed unanimously.

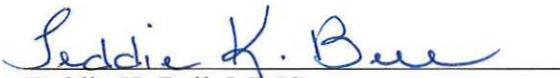
Real property acquisition issues were discussed.

**Motion:** Bruce Kartchner moved to adjourn the closed meeting and return to open meeting.

**Second:** Ty Nielsen seconded the motion.

**Vote on motion:** Alan Jackson-Aye, Bruce Kartchner-Aye, Justin Westwood-Aye, Ty Nielsen-Aye, Heather Pehrson-Aye. The motion passed unanimously.

The City Council resumed the open portion of the meeting at 9:06 p.m.

  
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Teddie K. Bell, MMC  
City Recorder

Approved: March 25, 2014