

CITY OF SOUTH SALT LAKE  
CITY COUNCIL WORK MEETING

COUNCIL MEETING

Wednesday, March 23, 2016  
5:36 p.m.

CITY OFFICES

220 East Morris Avenue #200  
South Salt Lake, Utah 84115

PRESIDING  
CONDUCTING

Council Chair Deborah A. Snow  
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COUNCIL MEMBERS PRESENT:

Sharla Beverly, Mark Kindred, Portia Mila, Ben Pender,  
Kevin Rapp, Shane Siwik, and Debbie Snow

COUNCIL MEMBERS EXCUSED:

STAFF PRESENT:

Mayor Cherie Wood  
Lyn Creswell, City Attorney  
Kyle Kershaw, Finance Director  
Sharen Hauri, Urban Development Director  
Craig Burton, City Recorder  
Paula Melgar, Deputy City Recorder

OTHERS PRESENT:

See attached list.

**Matters for Discussion**

- 1. Pioneer Craft House Update.** City Attorney, Lyn Creswell, informed City Council Members that as of today the Federal action has been completely dismissed, so the case is back in State Court and the only thing pending there is the City's eviction action that started simultaneous with Pioneer Craft House starting this action in Federal Court. The process will now include the assignment of a Judge to the case and an initial discussion between the Judge and the other party regarding moving forward. Mr. Creswell was unsure on how long this would continue and according to Ms. Steffey, the legal counsel attorney on the case, it was suggested that at some point in the next 30 days, the City Council will need to provide direction on how to proceed with both litigation and the relationship with Pioneer Craft House.

Mr. Creswell reminded Council Chair Snow of a discussion where it was talked about the possibility to set the stage for a discussion regarding the future of Scott School and any relationship the City might have with Pioneer Craft House by stepping back for a few minutes and looking at the totality of what the City has got in front of it. Mr. Creswell spoke of decisions relating to the future of the Scott School property,

beginning by understanding three participants: the property, the City of South Salt Lake, and Pioneer Craft House. A copy is attached to these minutes and incorporated by this reference.

Council Chair Snow suggested that since the Council is not as familiar as they probably should be, that one or two tours should be scheduled that would allow the Council to go through the buildings and understand its uses, reach out to Pioneer Craft House and have them tour and speak of their programs. As Council is looking at trying to reach a policy decision on what to do with the property going forward and what kind of partnerships the City wants, the City Council needs to understand every building, every space, and parameters of properties. Council Chair Snow recalled doing such tours about three years ago but expressed the need to revisit.

Council Member Kindred showed support for Council Chair Snow's idea.

Ms. Sharen Hauri, Urban Development Director, explained that the property three years ago is very different from the property today. She explained that time is being spent on redesigning and reprogramming with some available funding; with the intension of fund raising the improvements that make it work better for everyone. Ms. Hauri spoke of the different rooms and different spaces needed for different people's needs.

Council Member Siwik suggested reflecting on how the City Council views their relationship with non-profits, broadly and specifically; whether to quantify through 1082 studies or try to quantify the in-kind as direct or indirect. He asked if the City Council wanted to say perhaps the will to accept in kind is going to broaden instead of being as narrow as the last Council was.

Mr. Creswell informed City Council that Ms. Steffey, the legal counsel in the Pioneer Craft House lawsuit, has offered to come back on the 13<sup>th</sup> of April, perhaps in a close session to talk about the litigation and answer any litigation questions; and at some point thereafter, the City probably will need to have an interactive policy discussion to where the Council wants to go from there.

Council Chair Snow thanked Mr. Creswell for setting up the stage and providing parameters on what needs to be considered. Council Chair Snow expressed her wish to set a tour in the next three weeks, before the next council meeting and get everyone's ideas on what they envision in this property so that the greater policy discussions can occur at the following Council meeting.

- 2. The Village Citizen Engagement App.** Lobbyist, Nate Sechrest, introduced himself to the City Council; and explained that as a lobbyist he regularly attends a lot of City Council meetings and observed that usually the only ones who appear are himself and those that are scheduled on the agenda. Mr. Sechrest noticed the attendance issue and the lack of democratic participation, which led him to sit down with some developers and work on the app called "The Village." A copy is attached to these minutes and incorporated by this reference.

Council Member Siwik asked if the app's livestream is compatible with the City's current livestream system, UStream. Mr. Sechrest confirmed that the app is compatible with UStream and it is being planned to adapt to whatever system a city may use.

Council Chair Snow asked Mr. Sechrest to elaborate on the *Reverse 911* feature. Mr. Sechrest explained that if there is a road closure or water line breakage, for example, something that is of significant importance to the city, one can login to the system and send out a text message to everyone on the system with the warning; it is a way to communicate quickly information that is important to the city for the citizens.

Council Member Pender explained that a *Reverse 911* from Salt Lake Unified Police captures everyone and wondered if this would be the same or if it is only for people logged in to their system. Mr. Sechrest explained that cities do require subscribers to participate; it may be different for South Salt Lake.

Council Member Pender asked Lt. Anderson if City's Police *Reverse 911* works the same way as Unified PD. Lt. Anderson did not speak in the microphone and his comment is inaudible.

Council Member Siwik asked if someone watching the meeting at home could interject with comments.

Mr. Craig Burton, City Recorder, answer that our current system does not have that feature.

Council Member Siwik asked if the app would allow for public comment.

Mr. Sechrest replied that it would be done through text communication – texts will come in and scroll on side of the recorder's screen; who will be able to edit comments by content.

Council Chair Snow asked about the app's cost.

Mr. Sechrest explained that they are trying to price the app so that it is easy for people to roll out. The app's price is .60 cents per resident, which for South Salt Lake City would mean a total cost of approximately \$15,000/one-time fee; after that there is a .50 cents/per user fee. If the City has ten percent of the population signed up, it would be \$1,200/annually; if fifty percent of residents are signed up, then it would cost \$6,000.00/year.

Council Member Siwik asked how much is the City currently spending on UStream.

Mr. Burton replied that City is currently spending approximately \$100/month, he was not sure how much the camera and the setup costs were.

Council Member Beverly asked if the .50 cents/per user fee is just for active users.

Mr. Sechrest confirmed that the fee was only for active users, not for those who signup but never used app.

Council Member Pender asked Mr. Burton how this app would affect his job, as the City Recorder.

Mr. Burton replied that it is hard to know without looking at it really close. Mr. Burton added that Mr. Scott Turnblom, IT Director, had just messaged him stating that the biggest cost is the massive manpower to manage everything. Mr. Burton added that Mr. Turnblom watches every single meeting and before each meeting every system is checked. Mr. Burton believes this job is a two person job and it is really hard to run everything with just one person, as it has occurred a few times. Mr. Burton added that in speaking with Mr. Turnblom, it was determined that our City is not really tech savvy and there are not a lot of people out there with smart phones and doing all this. Looking at the current viewership Mr. Burton noted there were nine viewers and at least four of them were City staff.

Council Member Beverly asked what cities are already participating. Mr. Sechrest explained that the app is down in the Philippines being typed up for code; everything is designed and ready to go but there are no current participations, although Mr. Sechrest claimed having commitments from other cities to get involved.

Council Chair Snow asked if Mr. Sechrest would be interested in a more affordable pilot deal; to which Mr. Sechrest expressed interest in looking it. Mr. Sechrest said that if the Council is willing to budget for this upfront, the app should be ready around mid-May and if City is interested in being the pilot and roll it out, they would be willing to talk about a discount.

Council Chair Snow explained that this is just one feature that could be a substitute for UStream but that there are other interesting features. She added that this kind of an app is not going to reach City's senior citizens but it is a definite outreach tool for millennials and probably beyond.

Council Member Mila agreed about the potential of the app to stream City Council meetings from home; although it is costly to the City to have two people at each City Council meeting administering the system, it is a great way to get information out to the residents on notices of upcoming meetings or vents.

City Council Member Rapp was pleased with the *Reverse 911* feature because if there was a problem, such as the recent lockdown that occurred at the local Junior High and this had come up on his phone; he would felt much more at ease on what was happening then trying to figure it out. Council Member Rapp added that with new development in the City, younger residents will be moving in with their smart phones.

Council Chair Snow stated that other cities use blast texts, which she really enjoys. Murray City Recreation sends out blasts text to their residents on any activity kids may be enrolled in or advertising any new activity coming up for enrollment. Council

Chair Snow asserted that this outreach to citizens is important.

Mr. Sechrest added that most residents interested in tonight's meetings have probably forgotten to tune in, and this app allows the City to remind residents and make sure they are involved in the process.

Council Member Kindred inquired about other apps in the market that can do the same things.

Mr. Sechrest stated that the only apps are a Public Works type app and two other apps, down in Georgia, which are more like glorified phone books.

Council Member Pender asked if there was a difference in packaging from being able to receive messages through the app, while a meeting is occurring or the City just sending information out.

Mr. Sechrest clarified that these are all part of the same package.

Council Member Pender asked what the numbers would be if the City was to pilot the program.

Mr. Sechrest replied that he would provide the City a significant discount, approximately 1/3 of the quoted price.

Council Member Rapp suggested that Council should consult with Mr. Turnblom and learn of his opinion regarding this app and anything that Council may not be considering.

Council Member Mila added that Mr. Turnblom may also provide information on cost savings; for instance, in the mailing of notices.

- 3. Downtown Park.** Urban Development Director, Sharen Hauri, provided the City Council with a few handouts on the Downtown South Salt Lake Park. Before proceeding, Ms. Hauri gave a brief presentation explaining the Zoo, Arts and Parks (ZAP) Funds.

Ms. Hauri explained that every 10 years the City has the opportunity to apply for funding through the ZAP Recreation Funds, which are totally separate from the ZAP Cultural, Zoo, Opera, kind of funds; this is a very competitive process the City goes through, every year. Last fall there was an election that authorized these funds for 10 more years. ZAP comes out of sales taxes and a certain percentage of all sales taxes go to this ZAP program. Every 10 years Salt Lake County goes back out and bonds for recreation projects, which are capital improvement projects, not operations projects. Typically funded are a couple of sites, parks and new recreation centers.

Ms. Hauri added that given the small size of the City, she never expected a significant allocation from the sales taxes, but it will be was a nice allocation of \$700,000. The

new round of applications was due in December and the City applied for Scotts School again, which was encouraged by Salt Lake County; the first round of improvements is estimated at approximately at \$1.3 million dollars and fifty percent of that was requested through one application to ZAP, on this round. The other application was for a downtown park, which is a stretch for the City due to being a significant project but it is also a stretch for Zap because it is not a project they typically fund. Salt Lake County has been heavily involved in the downtown process and is really excited about the potential of this as a regional growth center, job center, urban center and new part of the valley's identity.

Council Chair Snow asked Ms. Hauri how much was requested in the ZAP application.

Ms. Hauri replied \$4 million dollars.

Council Chair Snow inquired if partial amounts are ever granted.

Ms. Hauri did not know the answer to that question. She recalled that last time, the City was awarded what they had requested but the amount was not as much. Ms. Hauri feels the City has a strong case with the population served and specially served within walking distance, as well as the number of employees. Ms. Hauri estimated that between residents and employees, there are about 30,000 people who could walk to this park every day.

Ms. Hauri presented to City Council the Downtown Park plan. A copy is attached to these minutes and incorporated by this reference.

Ms. Hauri elaborated stating this hybrid park/plaza pays for itself because of the quality of development that will be attracted by the park amenities, which in turn will raise property values in the area.

Council Member Siwik remarked that the financial information shows the total cost of the park at \$8 million dollars but the ZAP Fund is only for \$4 million dollars. He wondered where the remainder \$4 million dollars would come from.

Ms. Hauri explained that the reminder funds would come from RDA funds, impact fees, general funds and potentially some fund raising, although this last one is not very resourceful since the City is limited on options for fund raising privately for parks. A copy of the financial information is attached to these minutes and incorporated by this reference.

Ms. Hauri explained that the \$8 million dollars total cost for the park is a broad guess on the cost of the park. The most significant cost of the park is land acquisition and that was estimated at \$3.5 million dollars, which is expensive for a park acquisition.

Council Member Beverly asked if this is something that can be done in stages, to which Ms. Hauri confirmed, although it has not really been determined on what the

\$4 million dollars will be spent, maybe in land acquisition.

Council Member Mila inquired on a required match to the \$4 million dollars by the City.

Ms. Hauri stated that she didn't believe Salt Lake County is that stringent.

Ms. Hauri pointed out that as the City moves forward with 3,000-4,000 residential units in the vicinity of the this downtown park, which includes the street car area too, a \$2,000 impact fee/per unit will give the City Council an estimate of what the funds may be.

Council Member Siwik asked when Ms. Hauri would know if the \$4 million dollar request was approved.

Ms. Hauri was not sure but with every bond election the County needs to select and whittling down their projects to what they are going to put down on the bond by June. She expects to know by May. She added that once the Zap fund has gone through its 9.5 years and it is about to end by reaching its tenth year; as soon as it is renewed, the same sales tax percentage remains.

Council Member Pender asked if there were any grants for green space.

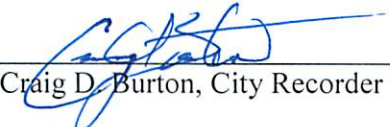
Ms. Hauri explained that those are harder to get. The more common ways to acquire grants are through programs that FEMA cares about and tend to get separate funding. The City does get CDBG money from Salt Lake County, in small allocations of about \$100,000 a year which is a slow accrual of funds. Private foundations occasionally do give grants but the City and the State of Utah do not have large number of private foundations that some other states have, to do this type of projects.

Council Chair Snow asked if there was a political component to picking these projects.

Ms. Hauri stated that the County picks a board of people to select the projects and the City tries to have a resident on the board but there are about 10-15 people on the board that will make the final decision. She is not aware of the politics behind it but community support goes a long way and it would probably not hurt to let the County know if someone is in support of this project. The board is named: The ZAP Recreation Board, which is a special board specially assembled for this year.

Meeting adjourned at 6:59 p.m.

  
Deborah A. Snow, Council Chair

  
Craig D. Burton, City Recorder