



## SYRACUSE CITY

### Syracuse City Council Work Session Notice

**September 11, 2018 – 6:00 p.m.**

City Council Conference Room

Municipal Building, 1979 W. 1900 S.

- a. Pledge of Allegiance and prayer or thought.
- b. Discuss business meeting agenda item 9, Request to open the Syracuse City General Plan for property located at approximately 1600 W. 300 S. (30 min.)
- c. Discuss business meeting agenda item 8, Proposed Ordinance amending the Syracuse City Zoning Map related to property located at 1600 W. 300 S. (15 min.)

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In compliance with the Americans Disabilities Act, persons needing auxiliary communicative aids and services for this meeting should contact the City Offices at 801-825-1477 at least 48 hours in advance of the meeting.

#### **CERTIFICATE OF POSTING**

The undersigned, duly appointed City Recorder, does hereby certify that the above notice and agenda was posted within the Syracuse City limits on this 6<sup>th</sup> day of September, 2018 at Syracuse City Hall on the City Hall Notice Board and at <http://www.syracuseut.com/>. A copy was also provided to the Standard-Examiner on September 6, 2018.

CASSIE Z. BROWN, MMC  
SYRACUSE CITY RECORDER



**SYRACUSE CITY**  
**Syracuse City Council Regular Meeting Agenda**  
**September 11, 2018 – 7:00 p.m.**  
City Council Chambers  
Municipal Building, 1979 W. 1900 S.

1. Meeting called to order  
Invocation or thought  
Pledge of Allegiance  
Adopt agenda
2. Public Comment: This is an opportunity to address the Council regarding your concerns or ideas. Please limit your comments to three minutes.
3. Presentation of Syracuse City and Syracuse Chamber of Commerce “Award for Excellence” for the month of September 2018. (10 min.)
4. Recognition items: (10 min.)
  - a. Presentation of the Utah Supervisory Fire Officer Designation to Captain Corey Bybee
  - b. Presentation of Citizen Recognition of Addison Taylor
5. Approval of Minutes: (5 min.)
  - a. Special Meeting of June 26, 2018.
  - b. Work Session of June 26, 2018.
  - c. Regular Meeting of July 10, 2018.
6. Common consent: (5 min.)
  - a. Proposed Resolution R18-32 adopting amendments to the Fiscal Year 2018-2019 Wage Scale.
7. Public Hearing – Proposed Resolution R18-33 adjusting the Syracuse City budget for Fiscal Year ending June 30, 2019. (10 min.)
8. Proposed Ordinance amending the Syracuse City Zoning Map related to property located at 1600 W. 300 S. (5 min.)
9. Request to open the Syracuse City General Plan for property located at approximately 1600 W. 300 S. (10 min.)
10. Proposed Resolution R18-34 appointing Noah Steele as the Syracuse City Community and Economic Development Director. (5 min.)
11. Public Comment: This is an opportunity to address the Council regarding your concerns or ideas. Please limit your comments to three minutes.
12. Mayor/Council announcements.
13. Adjourn.

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CASSIE Z. BROWN, MMC  
SYRACUSE CITY RECORDER



# COUNCIL AGENDA

September 11, 2018

## Agenda Item #3

Presentation of the Syracuse City and Syracuse Chamber of Commerce “Award for Excellence” for the month of September 2018.

### *Factual Summation*

- Any questions regarding this item can be directed at CED staff. Please see the attached memos regarding the Award recipients for September 2018.

### *Recommendation*

The Community & Economic Development Department hereby recommends that the Mayor and City Council present the “Syracuse City & Syracuse Chamber of Commerce Award for Excellence” for the month of September 2018.



**Mayor**  
Michael Gailey

**City Council**  
Andrea Anderson  
Corinne Bolduc  
Dave Maughan  
Doug Peterson  
Jordan Savage

**City Manager**  
Brody Bovero

# Syracuse City Chamber of Commerce Award for Excellence September 2018

## ***Factual Summation***

- Any questions regarding this item may be directed at Noah Steele, Development Services Manager

## **MEMORANDUM**

**To:** Mayor and City Council

**From:** Community & Economic Development Department

**Date:** *September 11, 2018 at 6pm*

**Subject:** Presentation of the Syracuse City Chamber of Commerce Award for Excellence

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## **Background**

The City wishes to work towards recognizing students who strive for excellence in either athletics, academics, arts or community service. To that end, in an effort to recognize students at Syracuse High, Clearfield High, as well as other Elementary and Junior High schools in our City and individuals residing in the City, Mayor Mike Gailey and City Manager Brody Bovero has asked staff to develop a recognition program to promote pride and unity within our community. In conjunction with the Syracuse Chamber of Commerce, City staff would like to present the *Syracuse City Chamber of Commerce Award for Excellence*.

## **“Syracuse City Chamber of Commerce Award for Excellence”**

In order to recognize outstanding students and athletes in Syracuse, the Community and Economic Development Department have developed the *Syracuse City Chamber of Commerce Award for Excellence*. This monthly award recognizes the outstanding performance of a male and female who excel in athletics, arts and/or academics. The individuals selected for this award will be identified by Syracuse City in partnership with representatives from the city recreation department, local Elementary, Junior High, and High Schools.

Once selected, an individual will:

- Receive a certificate and be recognized at the first City Council meeting of the month
- Have their picture displayed in the City Hall foyer
- Be featured in the City’s newsletter
- Receive a gift certificate from local Syracuse Businesses





# COUNCIL AGENDA

## September 11, 2018

Agenda Item #4a

Presentation of the Utah Supervisory Fire Officer Designation to Captain Corey Bybee.

### ***Factual Summation***

- Any question regarding this agenda item may be directed at Fire Chief Aaron Byington.
- Captain Corey Bybee has been awarded the Utah Supervisory Fire Officer Designation as outlined by the International Association of Fire Chiefs and adopted by the Utah Commission on Fire Officer Designation.
- Captain Bybee has combined hundreds of hours of training, education and experience to meet the requirements for this designation. His hard work and commitment to this process shows his dedication to not only the Utah State Fire Service but to Syracuse City and our department as well.



# COUNCIL AGENDA

## September 11, 2018

Agenda Item #4b

Presentation of Citizen Recognition of Addison Taylor.

### ***Factual Summation***

- Any question regarding this agenda item may be directed at Fire Chief Aaron Byington.
- On August 12, 2018 the fire department was dispatched to a Syracuse home for a medical emergency.
- When crews arrived, they were greeted by 8-year-old, Addison Taylor who was still on the phone with dispatchers. Addison told the crew that she tried to wake her mother up and then tried to feed her mother a sugar tablet, taking it out of her mouth when she wouldn't eat it. This brave young lady called 911, attempted to mitigate the medical emergency on her own, and helped crews locate medications and a medical history. Without her quick thinking the results could have been much worse.
- Addison's actions that morning, quite possibly saved her mother's life. Tonight, we would like to recognize Addison Taylor for her bravery and quick thinking during this medical emergency.



# CITY COUNCIL

## AGENDA

September 11, 2018

Agenda Item #5

Approval of Minutes.

***Factual Summation***

- Please see the draft minutes of the following meeting(s):
  - a. Special Meeting of June 26, 2018.
  - b. Work Session of June 26, 2018.
  - c. Regular Meeting of July 10, 2018.
- Any question regarding this agenda item may be directed at Cassie Brown, City Recorder.

1 Minutes of the Syracuse City Council Special Meeting, June 26, 2018

2  
3 Minutes of the Special meeting of the Syracuse City Council held on June 26, 2018 at 6:00 p.m., in the Council  
4 Chambers, 1979 West 1900 South, Syracuse City, Davis County, Utah.

5  
6 Present: Councilmembers: Andrea Anderson  
7 Corinne N. Bolduc  
8 Dave Maughan  
9 Doug Peterson (participated via telephone)  
10 Jordan Savage

11  
12 Mayor Mike Gailey  
13 City Manager Brody Bovero  
14 City Recorder Cassie Z. Brown  
15

16 City Employees Present:  
17 City Attorney Paul Roberts  
18 Community and Economic Development Director Brigham Mellor  
19 Parks and Recreation Director Kresta Robinson  
20 Public Works Director Robert Whiteley  
21 Fire Chief Aaron Byington  
22  
23  
24

25 1. Meeting Called to Order.

26 Mayor Gailey called the meeting to order at 6:05 p.m. as a special meeting, with notice of time, place, and agenda  
27 provided 24 hours in advance to the newspaper and each Councilmember.  
28

29 2. Public hearing: Proposed Ordinance 2018-08 declaring the annexation of  
30 115.3 acres of property located at approximately 2600 W. 1300 S. into the City of  
31 Syracuse, Davis County, Utah, and establishing zoning for the property.

32 A staff memo from the Community and Economic Development (CED) Department explained the city has received  
33 a request to annex 115.3 acres from developers C.W. Land. The property is located approximately 2600 W 3900 S (Gentile  
34 St.) west of the ski lakes. The land is owned by the Cook and Green families. There are four parcels in total. Representatives  
35 from both the Cook and Green families have signed the annexation petition. The property is currently being actively farmed  
36 with various crops such as corn and hay. There is no curb and gutter and there is an open irrigation ditch on the north edge of  
37 Gentile. The road has not been improved to its full 66' width and there is no sidewalk. Utilities would come from the north  
38 from Syracuse Meadows subdivision or from the east from Still Water subdivision. The southern half of the parcels have  
39 limited sewer serviceability since the city does not allow sewer lift pumps. The city's trails master plan identifies a 10-foot  
40 asphalt trail and parallel bark mulch equestrian path running along the north border of Gentile. The trail also identifies a bike  
41 lane running east/west along Gentile and also a second 10-foot asphalt trail running east/west along the north boundary of the  
42 proposed annexation. The developer is proposing to build an R-1 cluster residential subdivision. Standard R-1 allows for a

1 12,000 square foot lot with a required lot width of 100'. The cluster allows a 7,000 square foot lot with a 60-foot frontage but  
2 also requires 10 percent to be developed as common space with amenities. Max density is 2.3 units per gross acre in both  
3 zones. The General Plan is R-1 and it is proposed that the R-1 zoning be applied to the property upon annexation. The cluster  
4 use is granted by a major conditional use permit that would be applied for and approved by the Planning Commission at a  
5 future date. The annexation petition has been accepted and certified by the City Council and the city recorder. The  
6 certification process involves notifying the affected stakeholders including the sewer district, school district, Davis County,  
7 and the mosquito abatement district. The process also includes a comment waiting period. This period is now over and the  
8 City Council is clear to approve the annexation via ordinance after a recommendation by the Planning Commission. The  
9 Planning Commission reviewed this in their meeting on June 5, 2018 and voted to forward a positive recommendation for  
10 annexation with a vote of four to one. The City Council tabled this item on June 12, 2018 to gather additional information  
11 concerning water shares that would be dedicated to the City pursuant to the annexation agreement.

12 Mayor Gailey opened the public hearing at 6:08 p.m. There were no persons appearing to be heard and the public  
13 hearing was closed.

14 COUNCILMEMBER MAUGHAN MADE A MOTION TO ADOPT ORDINANCE 2018-08 DECLARING THE  
15 ANNEXATION OF 115.3 ACRES OF PROPERTY LOCATED AT APPROXIMATELY 2600 W. 1300 S. INTO THE  
16 CITY OF SYRACUSE, DAVIS COUNTY, UTAH, AND ESTABLISHING ZONING FOR THE PROPERTY.  
17 COUNCILMEMBER ANDERSON SECONDED THE MOTION; ALL VOTED IN FAVOR.

18  
19 3. Public hearing: Proposed Ordinance 2018-12 declaring the annexation of 6.23  
20 acres of property located at approximately 2866 S. 3000 W. into the City of  
21 Syracuse, Davis County, Utah, and establishing zoning for the property.

22 A staff memo from the Community and Economic Development (CED) Department explained the city has received  
23 a request to annex 6.23 acres from developer Tracy Teeples. The property is located approximately 3000 West and 2900  
24 South near the Black Island Farms. The land is owned by the Rasmussen family. There are two parcels with a home on each  
25 that would be brought into the city with this application. One parcel is 5.65 acres and is owned by Kiplin Rasmussen. The  
26 second parcel is .5 acres and is owned by Gordon Rasmussen. Kiplin has signed the petition as the majority land owner. The  
27 property is being used mostly as hay pasture land with trailer storage and a large garden area. There is no curb and gutter and  
28 there is an open irrigation ditch on the west edge of 3000 W. The road has not been improved to its full 66' width and there is  
29 no sidewalk. There is culinary water and sewer in 3000 W but there is not storm drain or land drain in the road. There is

overhead power lines on the west side of the road as well. The developer is proposing to build an R-1 density residential subdivision. R-1 allows for a 12,000 square foot lot with a required lot width of 100'. Both existing homes would remain. The General Plan is R-1 and it is proposed that the R-1 zoning be applied to the property upon annexation. The property lies within the Sensitive Area Overlay Zone which requires wetland delineation and geotechnical studies due at the preliminary plan stage. The annexation petition has been accepted and certified by the City Council and the City Recorder. The certification process involves notifying the affected stakeholders including the sewer district, school district, Davis County, and the mosquito abatement district. The process also includes a comment waiting period. This period is now over and the City Council is clear to approve the annexation via ordinance after a recommendation by the Planning Commission. The Planning Commission reviewed this request on its June 6th meeting and is forwarding a unanimous positive recommendation for annexation.

Mayor Gailey opened the public hearing at 6:08 p.m. There were no persons appearing to be heard and the public hearing was closed.

COUNCILMEMBER MAUGHAN MADE A MOTION TO ADOPT ORDINANCE 2018-12 DECLARING THE ANNEXATION OF 6.23 ACRES OF PROPERTY LOCATED AT APPROXIMATELY 2866 S. 3000 W. INTO THE CITY OF SYRACUSE, DAVIS COUNTY, UTAH, AND ESTABLISHING ZONING FOR THE PROPERTY. COUNCILMEMBER BOLDUC SECONDED THE MOTION; ALL VOTED IN FAVOR.

At 6:25 P.M. COUNCILMEMBER MAUGHAN MADE A MOTION TO ADJOURN. COUNCILMEMBER ANDERSON SECONDED THE MOTION; ALL VOTED IN FAVOR.

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Mike Gailey  
Mayor

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Cassie Z. Brown, MMC  
City Recorder

Date approved: \_\_\_\_\_

Minutes of the Work Session meeting of the Syracuse City Council held on June 26, 2018 at 6:25 p.m., in the Council Work Session Room, 1979 West 1900 South, Syracuse City, Davis County, Utah.

Present: Councilmembers: Andrea Anderson  
Corinne N. Bolduc  
Dave Maughan  
Doug Peterson (participated via telephone)  
Jordan Savage

Mayor Mike Gailey  
City Manager Brody Bovero  
City Recorder Cassie Z. Brown

City Employees Present:  
Finance Director Steve Marshall  
City Attorney Paul Roberts  
Community and Economic Development (CED) Director Brigham Mellor  
Public Works Director Robert Whiteley  
Fire Chief Aaron Byington  
Parks and Recreation Director Kresta Robinson

The purpose of the Work Session was to receive public comments; discuss Syracuse High School parking issues; discuss the environmental study concept layout and update for 500 West project; review and discuss connectivity of Doral Drive through Grayson Ridge Phase Three project; review the following items forwarded by the Planning Commission: Discussion of proposed text amendment to Residential Planned Community (RPC) Zone; Final Plat Approval, Criddle Farms North Phase One, located at approximately 900 S. 4000 W.; Final Plat Approval, Grayson Ridge Phase Four, located at approximately 3600 W. 2110 S.; discuss the Truth in Taxation process and proposed public hearing scheduled for August 2018; discuss a proposed amendment to the Special Programs Policy; hear public comments; and discuss future agenda items and hear Council announcements.

Councilmember Maughan led the audience in the Pledge of Allegiance. Councilmember Anderson provided an invocation.

### **Public comments**

There were no public comments.

### **Syracuse High School parking issues**

An administrative staff memo explained a citizen has raised concerns with a parking situation to the south of Syracuse High School, in the recently developed Gailey Farms subdivision. She has asked the City to do what it can to alleviate the problem.

#### The Problem

The complaint relates to more than just having parked vehicles in front of their homes – although that is a component of the complaint. There were also complaints of vehicles blocking trash cans or blocking where trash cans would be placed on pickup day; littering; juveniles vaping; truancy or young people hanging out at their cars; and partially blocking driveways. The problem is greatest along 1825 West, immediately South of the school, but also extends into the 775 East, 1850 West, and 1750 West roads and cul-de-sacs. And while there has been a reprieve the past few weeks, it is anticipated that this problem will again arise in August.

The Mayor and City Manager met with the High School administration and have verified that the following likely lead to the prevalence of parking issues: (1) the school does not have sufficient spaces for each permit-holder to park in the lot, requiring students arriving late during heavy traffic times to seek other parking accommodations; and (2) the school does not issue permits to Sophomores, many of whom drive. The school does not have immediate plans to increase parking capacity.

The problem may be aggravated due to the closure of 2000 West's parking due to construction. Presumably, many of those parking in this neighborhood would have parked along 2000 West and will do so once the road construction is completed.

As far as public safety goes, our fire department has demonstrated that it is able to navigate the streets, even with cars parked on both sides, without significant difficulty. Police will respond to complaints of illegal activity – particularly littering, vaping or disorderly conduct – when called, and can increase patrols on occasion.

#### Current Ordinances/Codes

The State [UCA] and City [SMC] codes that relate to this situation include the following:

- UCA § 41-6a-1401(1)(b)(i) – No parking in front of driveways (unless dropping off)
- UCA § 41-6a-1401(1)(a)(xi) & (b)(vi) – Prohibiting parking if traffic control device forbids it
- UCA § 76-10-105 – Possession of cigarette, e-cigs, or tobacco prohibited if under 19
- UCA § 41-6a-1712 – Prohibition of littering in right-of-way



- UCA § 53G-6-203 – Truancy to be addressed by school district
- UCA § 76-9-102 – Disorderly conduct prohibited
- SMC § 11.20.080(E) – Prohibiting parking that obstructs delivery/retrieval of mail, or obstructs refuse collection
- SMC § 11.20.080(F) – Prohibiting obstruction of all or part of driveway
- SMC § 4.50.080(D) – Prohibiting parking vehicles upon streets during pickup in a manner that interferes with pickup

#### Council Actions

The Council has several options:

**(1) Do not pass additional legislation – refer to executive to enforce existing codes**

If the Council is satisfied that the majority of problems may be solved with increased enforcement by police and code officials, then it may simply refer the issue back to the Mayor to see if increased enforcement solves the main problems. However, current laws would not prohibit the parking of vehicles on the street – so if your goal is to eliminate high-schooler parking, then this will not be an effective solution.

**(2) Do not pass additional legislation – ask executive to consider traffic control devices (red curbs, signs) that prohibit parking generally along problem roads**

The Council could also refer the issue to the executive branch with your blessing to try additional traffic control devices. Items such as no parking signs, red curbing, or bluffing with “resident parking only” signs could be considered. The downside of red-curbing or no parking zones is that the residents and their guests would also lose the benefit of off-street parking. But if they already have lost that benefit by virtue of the parking being all filled by student vehicles, perhaps it would be an adequate trade-off.

**(3) Attempt to work with school administration on reducing trips**

One possibility is to work with the school in encouraging carpooling, alternative means of transportation (bikes, longboards, walking), through a coordinated effort of education on the benefits of such reductions. However, like many educational programs, this may have little effect on actual behavior without some sort of reward or recognition for participants.

**(4) Enact time-limited parking ordinance – restrict parking to certain number of hours during school hours**

The Council could enact an ordinance that permits the City to establish time-restricted parking zones. For instance, it could prohibit parking on streets between 9:00 AM and 3:00 PM, or it could limit parking to 2-hour increments. The second option would give residents' guests access to the home during the day but would presumably eliminate most student parking. The first option would limit residential parking during those times. The second option would also be more administratively burdensome, as an enforcement official would need to mark tires and then return 2 hours later to see if the vehicle had moved.

**(5) Enact parking permit ordinance, restricting vehicles from parking unless they obtain a permit – residences abutting the zones would be given permits**

This is a common tool for municipalities seeking to alleviate parking woes surrounding schools. It is easier to enforce – either a vehicle has a permit, or it does not – but it is more administratively burdensome, as a permit system would need to be developed and executed, where one has not existed previously. Residents would also need to apply for a permit. Costs for the administration could come from a fee charged residents who want a permit, or from revenues from parking enforcement, or both. This would require an ordinance change to our parking ordinance.

**(6) Acquire property and build additional parking lot nearby**

The other possible actions would not eliminate the underlying problem – a lack of spaces for all students, particularly Sophomores. Enacting an ordinance prohibiting parking along certain streets may well just shift the problem to nearby streets. If the Council wants to attempt to solve the problem, there are properties nearby that are ready for development or redevelopment that could be acquired and paved. Fees from parking could generate some revenue to offset the cost, and the City could guarantee a parking space for each permit purchased, and thereby justify a higher fee than that assessed by the school. However, the income stream would be spread out over many years and may never compensate the City for the entire expense, particularly if demolition of an existing building was part of the process. But it would operate as a safety valve for the school population, which is only growing each year.

The memo concluded there are likely additional options that the Council could take, and City Administration welcomes any suggestions or creative solutions to the problem.

City Manager Bovero reviewed his staff memo and he and City Attorney Roberts facilitated a discussion among the Council regarding the City's legal ability to impose parking regulations on Syracuse High School. Mr. Roberts stated that the school, as a public entity, is not exempt from zoning codes in the City, but they are not required to apply for permits and that reduces the City's ability to impose restrictions that would otherwise be imposed on a private business entity in the City.

Mayor Gailey invited public input.

Amber Welch stated that she has organized a group of her neighbors to discuss this issue and she focused on the following points of contention: restricted parking versus unrestricted parking; littering by the students parking on the street near their homes; and driving as a privilege and not a right for students attending the school.

Vern Williams asked if the neighbors knew the school would be constructed in its location before they purchased their homes. Ms. Welch stated that she is fairly new to the neighborhood and the school was already constructed when she moved there. Mr. Williams then recommended options for creating additional parking area on the vacant property surrounding the school. He does not believe sophomore students should be prevented from driving to school and parking there just because of their age; they are eligible to receive a driver's license just as older students are.

Robert Milne stated that he lives near the school. He noted that he feels that it is appropriate to restrict sophomore students from driving to school and parking on the streets surrounding the school simply based upon inexperience in driving. These students can be distracted and create a safety issue for other drivers and pedestrians on the street.

Sherry Fullmer stated she lives on 775 South and she discussed some of the things she has encountered when driving on her street and surrounding streets; she has had a traffic cone thrown at her vehicle and she has nearly been struck several times by vehicles whose drivers cannot see pedestrians or other vehicles due to illegal on-street parking, specifically at intersections. She stated there is garbage everywhere and kids outside the school smoking. She noted she worked in the school system for over 30 years and she disagrees with the school principal's decision to deny sophomores a parking pass to park on school property. The principal has also been unwilling to address the problems that residents are experiencing on or near their properties associated with the on-street parking.

Joyce Holdman stated she lives on a corner property near the school and she has witnessed students parking to block mailboxes and fire hydrants. They have also blocked on the street in a manner that blocks her gate on her sideyard, which keeps her from accessing her backyard. She has asked the students to refrain from parking there and they refuse.

Hedy McClellan suggested that the residents invest in car boots that can be placed on illegally parked vehicles and charge a fine to have the boots removed.

Kent Fullmer stated that the idea mentioned in the staff memo about painting curbs at intersections red may help to address the problem. Signs could be erected as well to inform the students that they are not allowed to park in those locations. He added that once the 2000 West construction project is completed, on-street parking could be allowed there for sophomores and juniors and seniors could be required to park in the school parking lots.

A resident, no name given, stated that she agrees with the recommendation to paint curbs red at intersections and in front of fire hydrants. She also agreed that other open areas could be used for additional parking areas for the students.

Kim Packer stated she has noticed empty parking spaces in the parking lots on the school property near the tennis courts and she suggested that the City talk to the school about making those spaces available for sophomore drivers.

Darrell Baranowski stated that many students opt to park on-street to protect their cars from damage by other drivers. He prefers option four in the staff memo, which would provide for parking restrictions for the time of day and during school hours only. His biggest concern is safety of the students that are parking on-street and walking to school from there. He understood he was purchasing a house near the school, but he did not believe that meant that the street in front of his house would always be occupied by student vehicles.

Wendy Oltmanns stated that she works in a high school and she understands the rules in place at Syracuse High School relating to parking. She suggested that if the residents and neighbors living around the school want to make a difference and get this issue addressed, they must contact the Davis School District as the City and the school cannot do anything independent of the District. The only the City can do is enforce its parking regulations for on-street parking, but the best solution would be for the District to purchase more land to expand parking accommodations at the school.

Rosann Ludlow stated that she would also support option four in the staff memo related to time restricted parking for on-street parking in the neighborhoods adjacent to school property.

Cheryl Payne stated that she drives a bus for the Davis School District and it is her opinion that time restricted parking will not be effective; there are already several areas where time restrictions are in place and are advertised with signage and those restrictions are regularly ignored by students and parents alike. She regularly has to ask people to move their vehicles in order for her to get into a certain area with her bus.

Holly Lund stated her biggest concern is the safety of the young kids living in her neighborhood as they are in danger of being struck by high school students driving on their streets to find a parking space. She believes that eventually a young child will be struck by a vehicle because of this issue.

Kim Ludlow stated that he believes restricted parking will work as long as the City has the ability to enforce it; enforcement is necessary and consequences for breaking the rules will result in changed behavior.

Gerald Harrison stated that he lives on 775 South and he has experienced several problems associated with student drivers; they park to block his driveway and mailbox. He does not feel it is inappropriate for the school to refuse parking permits for sophomore drivers as driving is a privilege, not a right.

Wendy Cunningham stated that she also lives on a corner property and she is bothered by students parking beyond the stop sign at the intersection. Additionally, students commonly throw trash over her fence into her backyard. The students believe that rules do not apply to them and they will continue to try to get away with whatever they can.

Kimberly Moore stated she also lives near the school and she is fearful of walking on the streets in her neighborhood because of the issues with on-street parking. She believes that some students choose to park on the street just to avoid the \$15 parking permit fee. Area for expanding parking space on the school property is limited and will need to be preserved for portable classrooms given the continued residential growth of the community.

Public Works Director Whiteley stated that it may be an option to suggest that upon the next resurfacing treatment of the parking areas at the school that they restripe and create narrower parking stalls in order to create more parking stalls.

Mike Andreasen stated that he does not have a problem with the students parking on the street in his neighborhood as long as they observe parking rules, which includes not parking too close to an intersection, not parking in front of mailboxes and fire hydrants, and not blocking driveways. He supports the proposal to paint curbs red to identify the areas in which on-street parking is restricted. He stated he is also tired of the littering that occurs in the residential properties where students park.

Leonard Milgate stated that he put cones in his driveway to keep students from parking on or in front of his driveway. The cones were stolen and some were thrown in the street while one was placed in a car; he talked to the school about the issue and they are not able to address the issue.

A resident, no name given, stated that he agrees that some teenagers drive dangerously, but the same is true for many adults. He lives near Buffalo Point Elementary School and he is concerned about the safety of the students that walk to

that school because of their interaction with adult motorists. He stated that the District continues to build schools that are not large enough for the number of students living in the community and this only creates greater problems associated with traffic and parking.

Mayor Gailey closed the discussion and thanked Ms. Welch for getting this discussion started in her neighborhood. He then facilitated Council discussion about the issues raised; the Council focused on the options presented in the staff memo and concluded to pursue a meeting with Ms. Welch, the school's principal and representatives of the District to discuss workable solutions that can be supported by all parties. Councilmember Maughan stated he would like to participate in that meeting as the liaison to the Syracuse High School Community Council.

## **Environmental Study concept layout and update for 500**

### **West project.**

A staff memo explained from the Public Works Director explained the contract for environmental services was approved by the City Council on March 13, 2018. This will include a categorical exclusion environmental document for 500 West between the Freeport Center and 2010 South, with a new intersection on Antelope Drive. Funding for construction was approved for this project in 2022 for \$4,352,629. To program the funding, the environmental evaluation must be completed at the city's cost. Once the environmental is complete, it is possible that construction may be advanced sooner than 2022. Clearfield and Syracuse will share the cost of the environmental 50/50. CRS engineers is performing the environmental document. CRS has generated some preliminary road layouts to determine the projects limits. They have met with Clearfield City Council and are meeting with Syracuse City Council in this meeting prior to moving forward with environmental assessments and making contact with stakeholders in order to determine project impacts.

Public Works Director Whiteley reviewed his staff memo and Chuck Easton, representative of CRS Engineers, discussed the public process for completing the environmental assessment, after which he discussed the preferred design option and scope of the proposed project. Discussion among the Council focused on connectivity. traffic circulation, and the proposed locations of traffic signals on Antelope Drive. Mr. Easton noted the schedule for the project calls for public open house meetings for the community ahead of the project commencing; the project could be completed in 2020 pending the availability of project funding.

## **Review and discussion of connectivity of Doral Drive through Grayson Ridge Phase Three project**

A staff memo explained from the Public Works Director explained Grayson Ridge Phase 3 will make the final connection of Doral Drive between 2000 South and 2200 South this Fall. This follows the transportation master plan by providing transportation access north and south midway through the one-mile block section. 2200 South is master-planned as the east and west mid-block connector between 3000 West and 4000 West. Doral Drive currently has a stop signs at Antelope Drive, 1840 South, 2200 South, and 2700 South. Buffalo Point Elementary is located at 1924 South. There is a pedestrian crosswalk at 1925 South. Tuscany Park is at 2350 South. If stop signs were placed at approximately quarter-mile spacing along Doral Drive, a driver travelling the speed limit could experience approximately 30 seconds of drive time between stops. Intersections located closest to quarter-mile spacing along Doral are 1925 South, 2200 South, and 2400 South. If speeds become a concern, then speed signs can be installed. Speed signs are used for speed control and is enforced by the police. Stop signs are not to be used for speed control (MUTCD 2B.04). Overuse of stop signs along a roadway cause the signs to become ineffective. City staff has met with Davis School District staff to discuss the crosswalk location. The school has expressed a strong desire to keep the crosswalk where it is presently. Although it functions well during school hours with a crossing guard, it would remain unprotected from vehicular traffic when a crossing guard is not present.

Public Works Director Whiteley reviewed his staff memo and used the aid of a Google Earth image to identify the location of the Grayson Ridge Phase Three project and to illustrate the proposed adjustments to Doral Drive and, more specifically, the locations of crosswalks and stop signs.

Councilmember Maughan expressed his concern about the proposal to remove existing stop signs and he identified the location in which he feels a four-way stop sign and crosswalk is needed. This led to philosophical discussion and debate about the appropriate locations for stop signs and crosswalks on Doral Drive, ultimately concluding to ask Buffalo Point Elementary' s Community Council to consider this recommendation in conjunction with their Student Neighborhood Access Program (SNAP) Plan and provide the City with a recommendation relative to the location of school crossing zones and stop signs. Mr. Whiteley stated it is an option to delay a final decision until when Doral Drive connectivity is completed later in the school year.

**Review items forwarded by the Planning Commission:**

**Discussion of proposed text amendment to Residential**

**Planned Community (RPC) Zone.**

A staff memo from the Community and Economic Development (CED) Department explained at the last council meeting the concept plan that was presented – (which would effectively cover the Clark property {117 ac} at approximately 3000 s 2400 west) – it was proposed RPC zoning would be the intended land use. That will require modifications to the zoning. This discussion item is to go over the parts of the ordinance that will need to be modified.

CED Director Mellor reviewed the staff memo and facilitated a review of the ordinance document included in the Council packet illustrating the amendments suggested by the Planning Commission. There was a brief focus on land uses and maximum residential permitted in the RPC zone; minimum lot sizes; the total number of lots (percentage) that can be smaller than 5,600 square feet; the requirement for a developer seeking approval of an RPC development to enter into a development agreement with the City; the point at which a proposed RPC project would be vested; the level of control the City has over RPC projects, including the provision of amenities and a specified amount of open space; the total number of units with a zero lot line allowed in a development; and trail connectivity requirements. The Council concluded to support a density of five units per acre and no more than 50 percent of lots less than 5,600 square feet for RPC zone projects and refer the issue back to the Planning Commission for their review and a formal recommendation.

**Review items forwarded by the Planning Commission:**

**Final Plat Approval, Criddle Farms North Phase One,**

**located at approximately 900 S. 4000 W.**

A staff memo from the Community and Economic Development (CED) Department provided the following information about the project:

Location: 900 South 4000 West

Current Zoning: R-3

General Plan: R-3

Property Area: 4.398 acres



Number of Lots: 17

The applicant is requesting a final subdivision approval for Criddle Farms Phase 1 Final Plat. The plat has 17 lots which all meet the minimum requirements for lots in the R-3 Zone.

The applicant has been asked to include Parcel A from the Criddle Farms North Preliminary Plat into this final plat as Parcel A will complete the City Park being developed by D.R. Horton Homes. The developer has agreed to develop the City Park, but has suggested an easement be placed over Parcel A in Phase 2 that would allow this development instead of adding Parcel A to Phase 1. This is because the developer will not own Parcel A until early in 2019. Not owning the parcel complicates the plat by requiring additional signatures, title work, and coordination with Hooper Canal Company which has been a significant challenge thus far.

To avoid this and to keep Parcel A in a phase that will have geographically adjacent lots, the developer requests that the City Council allow the easement on Parcel A rather than adding it to phase 1. This proposal would meet the intent of the Development Agreement quoted below in that it will allow cohesive development of the City Park early in the development.

“(D) Park. A park (the “Park”) shall be developed within the parcels in accordance with the conceptual rendering attached hereto at Exhibit D and in accordance with the City’s regulations and codes. The Park shall be generally located so as to interface with the City’s Trail defined below and shall be developed along with adjacent properties during the first phase of the Development.”

During their regular meeting on June 19, 2018 the Planning Commission recommended approval of this plat with the condition that an easement be placed on Parcel A in Criddle Farms North Phase 2 that will allow the proposed City Park to be developed cohesively.

CED Director Mellor reviewed the staff memo.

**Review items forwarded by the Planning Commission:**

**Final Plat Approval, Grayson Ridge Phase Four, located  
at approximately 3600 W. 2110 S.**

A staff memo from the Community and Economic Development (CED) Department provided the following information about the project:

Location: 3600 West 2110 South

Current Zoning: R-1

General Plan: R-1

Property Area: 4.54 acres

Number of Lots: 10

The applicant is requesting a final subdivision approval for Grayson Ridge Phase 4. The plat has 10 lots which all meet the minimum requirements for lots in the R-1 Zone. This is the final phase of the Grayson Ridge East subdivision plat. The cul-de-sac on the plat appears to be exactly 500feet as permitted in City Code 8.15.010.(L).

Suggested motion language has been included in this report to provide consistency between this report and the report that will be presented at the work meeting where this item will be presented for approval.

The memo concluded that because the plat meets all the requirements of the City Code, staff recommends that the plat be approved.

CED Director Mellor reviewed the staff memo.

### **Discussion regarding Truth in Taxation process and proposed public hearing scheduled for August 2018.**

A staff memo from the Finance Director explained the City Council adopted an operating budget in preparation for a truth in taxation hearing on August 14 at 6:00 PM. Since the Council is considering raising the tax rate above the certified tax rate, it is considered a tax increase under state law and requires a truth in taxation process. The council will be required to hold a public hearing on to discuss the rate increase. The current tax rate for 2017 is 0.001573. The county has calculated the new certified tax rate for 2018 to be 0.001474. The property values for a single-family dwelling have increased approximately 9% from the prior year. The Council has decided to raise the rate to cover the \$55,000 for SB235 and the homeless shelter funding. This would raise the tax rate to 0.001512. We are required to advertise once on a county combined newspaper advertisement and once individually. We will share in the cost of the combined newspaper advertisement with other entities going through the truth in taxation process. The county will take care of the combined advertisement and will send it to the newspaper in mid-July. We will be required to advertise a second time on our own advertisement and that will be required to be sent out within 7 days of the truth in taxation hearing. I have placed a sample of the advertisement in the

packet. The average tax increase will be \$6.37 per year on an average home value of \$305,000. Average businesses of \$305,000 would pay \$11.57 more per year.

Finance Director Marshall reviewed his staff memo. The Council asked that information about the Truth in Taxation process and the proposed tax increase be advertised in the City Magazine and on the main page of the City website.

There was then a brief discussion about the manner in which the State-wide revenues collected as a result of SB235 will be disbursed, with City Attorney Roberts noting that a State committee has been created to determine that process and the State Auditor will have oversight. Eligible costs include costs of policing homelessness issues and aiding homeless individuals throughout the State.

### **Proposed amendments to Special Programs Policy.**

A memo from the City Manager explained there are two primary proposed changes to the existing policy:

- Alignment of our current and past practices with recent changes to several special programs regarding compensation rates.
- Setting limits to paid leave when used for time participating in special programs.

#### ***Compensation Rates for Special Programs***

Current and past practices for several special programs included a compensation rate for the employee at 1.5 times his/her regular salary, regardless of the number of hours worked during that pay period. Many of these programs reimburse the City at the 1.5x rate. Recently, some of these programs have changed their agreement language to indicate that reimbursement will occur at whatever rate the City provides for in policy (up to 1.5x). The proposed changes in our policy provide for the 1.5x rate to become effective. Since the program reimburses the 1.5x rate, the City does not experience a budgetary impact. This policy incentivizes employees to voluntarily participate in special programs.

#### ***Setting Limits on Paid Leave for Special Program Time***

For many years, it has been a timekeeping practice for employees to utilize paid leave hours for time worked in special programs. While we are unsure of the reason, we presume it was intended to minimize the additional time the employee would be away from “City Work” when they utilize that paid leave by taking time off. The proposed changes in the

policy establishes a formal structure to this practice and sets limits on the number hours that can be utilized. This policy is intended to incentivize employees to voluntarily participate in these special programs, while minimizing the direct service lost to the City.

Mr. Bovero reviewed his staff memo and he provided examples to explain to the Council the City's current practice for instances when an employee is participating in a special program outside of the City. He noted that one additional adjustment that has been recommended to the policy since the draft version was provided to the Council relates to the use of holiday pay; the proposed amendment language reads: "Employees participating in special programs may count hour for hour, up to 10 hours per pay period, as leave time for purposes of timekeeping with the City. Only vacation or banked holiday time may be utilized for such leave time and may only be utilized at the employee's straight time rate. Employees who are dedicated full-time to a special program are not considered eligible for this use of leave time."

The Council gave their approval for this item to be placed on the consent agenda for the next business meeting.

### **Public comments**

A resident, no name given, referred to the discussion earlier in the meeting regarding students from Syracuse High School parking on-street in neighborhoods near the school and noted that the City has the ability to somewhat limit growth in the community, which will help reduce or slow the problem of school overcrowding. He stated that schools are at capacity and as the City is considering different zoning designations and total number of units per acre, they should consider how a given project will impact nearby schools. He added that increased density also impacts service provision and the City needs to address the availability of secondary water and pressure to pump that water to newly developed areas of the City.

### **Discussion of future agenda items/Council announcements**

The Council briefly discussed the need for future agenda items to recognize the organizers of the Miss Syracuse Pageant, formal creation of the Parks Advisory Committee, and prioritization of park development projects.

Council members also announced upcoming community events, with a focus on the many activities planned for this year's Syracuse Days celebration.

Mayor Gailey reported on recent discussions among the Davis County Council of Governments (COG) relative to an issue being referred to as the "third quarter sales tax", the revenues of which would be managed by COG and distributed to participating cities. The tax has the potential to generate \$12.5 million per year in Davis County and revenues could be used to support projects included in the Wasatch Front Regional Council (WFRC) Regional Transportation Plan. He asked the Council to consider the matter as the County Commission has asked if there is support among the cities in the County before they proceed with taking action on the matter. He stated he will include a discussion item on a future work session agenda to allow for formal deliberation of the issue.

The meeting adjourned at 9:14 p.m.

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Mike Gailey  
Mayor

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Cassie Z. Brown, MMC  
City Recorder

Date approved: \_\_\_\_\_

Minutes of the Syracuse City Council Regular Meeting, July 10, 2018

Minutes of the Regular meeting of the Syracuse City Council held on July 10, 2018 at 6:00 p.m., in the Council Chambers, 1979 West 1900 South, Syracuse City, Davis County, Utah.

Present: Councilmembers: Andrea Anderson (via telephone)  
Corinne N. Bolduc  
Dave Maughan  
Doug Peterson  
Jordan Savage (via telephone)

***DRAFT***

Mayor Mike Gailey  
City Manager Brody Bovero (via telephone)  
City Recorder Cassie Z. Brown

City Employees Present:

City Attorney Paul Roberts  
Finance Director Steve Marshall  
Community and Economic Development Director Brigham Mellor  
Public Works Director Robert Whiteley  
Police Chief Garret Atkin

1. Meeting Called to Order/Adopt Agenda

Mayor Gailey called the meeting to order at 6:02 p.m. as a regularly scheduled meeting, with notice of time, place, and agenda provided 24 hours in advance to the newspaper and each Councilmember. Councilmember Peterson provided an invocation and Councilmember Bolduc led the audience in the Pledge of Allegiance.

COUNCILMEMBER MAUGHAN MOVED TO REMOVE ITEM SEVEN FROM THE AGENDA AND ADOPT THE AGENDA WITH THAT CHANGE. COUNCILMEMBER PETERSON SECONDED THE MOTION; ALL VOTED IN FAVOR.

2. Public comment.

Brigham Mellor, Community and Economic Development (CED) Director stated when he was 14 years old he worked a summer for his brother laying concrete; he was about six weeks into his employment and he came to hate the job and working for his brother, who was very tough on him. One day they were cleaning out concrete equipment and he was exhausted sitting in the car and his brother approached him and said he had been doing the job for so long that he did not remember what it was like to not know how to do it. He stated that can sometimes be the same way municipal employees get; he has been working in municipal government his entire career and sometimes he gets frustrated that people do not understand the inner workings of government, but he tries to remember that is because he has been doing it so long that he

1 doesn't remember how not to do it. In all his experience with municipal government, he can say that the current Syracuse  
2 City Council is the best Council he has worked with; their ability to look objectively at things and represent their  
3 constituency is admirable. This Council understands they do not represent a small population, but more than 30,000 residents.  
4 He stated it has been an honor to work with them and this will be his last Council meeting; when he thinks back to where the  
5 City was when he started, where it is now, and things that are on the horizon for the City, he thinks the trajectory is great. He  
6 stated he appreciates the leadership of the Council and the trust they have put in him and the rest of the staff and he wished  
7 them and the City the best.

8 Councilmember Maughan stated Mr. Mellor has done a great job for the City and he will truly miss him in this  
9 position; he hopes to interact with him in the future and he hopes they will maintain their friendship.

10 Councilmember Peterson echoed Councilmember Maughan's comments and wished him luck in his future  
11 endeavors.

12 Councilmember Bolduc stated when she was first appointed to her position on the Council, Mr. Mellor invited her to  
13 lunch and a discussion to update her on development activities underway.

14 Councilmember Savage stated that Mr. Mellor has been great to work with. He thanked him for everything that he  
15 has done and wished him luck.

16 Councilmember Anderson stated Mr. Mellor has done a phenomenal job and Farmington is lucky to have him.

17 Mayor Gailey wished Mr. Mellor nothing but the best in his future employment.

18  
19 3. Approval of minutes

20 The following minutes were reviewed by the City Council: Regular Meeting of April 10, 2018 and Work Session of  
21 May 22, 2018.

22 COUNCILMEMBER MAUGHAN MADE A MOTION TO APPROVE THE MINUTES LISTED ON THE  
23 AGENDA AS PRESENTED. COUNCILMEMBER BOLDUC SECONDED THE MOTION; ALL VOTED AYE.

24  
25 **\*\*COUNCILMEMBER MAUGHAN ASKED THAT ITEMS D AND E ON**  
26 **THE COMMON CONSENT AGENDA BE REMOVED FOR FURTHER**  
27 **DISCUSSION\*\***

4a. Common consent: Final Plat Approval, Criddle Farms North Phase

One, located at approximately 900 S. 4000 W.

A staff memo from the Community and Economic Development (CED) Department provided the following information about the application:

Location: 900 South 4000 West

Current Zoning: R-3

General Plan: R-3

Property Area: 4.398 Acres

Number of lots: 17

The applicant is requesting a final subdivision approval for Criddle Farms Phase 1 Final Plat. The plat has 17 lots which all meet the minimum requirements for lots in the R-3 Zone.

The applicant has been asked to include Parcel A from the Criddle Farms North Preliminary Plat into this final plat as Parcel A will complete the City Park being developed by D.R. Horton Homes. The developer has agreed to develop the City Park, but has suggested an easement be placed over Parcel A in Phase 2 that would allow this development instead of adding Parcel A to Phase 1. This is because the developer will not own Parcel A until early in 2019. Not owning the parcel complicates the plat by requiring additional signatures, title work, and coordination with Hooper Canal Company which has been a significant challenge thus far.

To avoid this and to keep Parcel A in a phase that will have geographically adjacent lots, the developer requests that the City Council allow the easement on Parcel A rather than adding it to phase 1. This proposal would meet the intent of the Development Agreement quoted below in that it will allow cohesive development of the City Park early in the development. “(D) Park. A park (the “Park”) shall be developed within the parcels in accordance with the conceptual rendering attached hereto at Exhibit D and in accordance with the City’s regulations and codes. The Park shall be generally located so as to interface with the City’s Trail defined below and shall be developed along with adjacent properties during the first phase of the Development.”

During their regular meeting on June 19, 2018 the Planning Commission recommended approval of this plat with the condition that an easement be placed on Parcel A in Criddle Farms North Phase 2 that will allow the proposed City Park to be developed cohesively. The easement was not finished yet, but is underway.



1 The memo concluded because the plat meets all the requirements of the City Code, staff recommends that the plat be  
2 approved with the condition that the developer provide an easement on Parcel A in Phase 2 which will allow for cohesive  
3 development and future dedication of the City Park.

4 Councilmember Bolduc asked if the easement referenced in the staff memo has been secured. City Attorney Roberts  
5 answered yes.

6 COUNCILMEMBER MAUGHAN MOVED TO GRANT FINAL PLAT APPROVAL FOR CRIDDLE FARMS  
7 NORTH PHASE ONE, LOCATED AT APPROXIMATELY 900 S. 4000 W. COUNCILMEMBER PETERSON  
8 SECONDED THE MOTION; ALL VOTED IN FAVOR.

9  
10 4b. Common consent: Final Plat Approval, Grayson Ridge Phase Four,  
11 located at approximately 3600 W. 2110 S.

12 A staff memo from the Community and Economic Development (CED) Department provided the following  
13 information about the application:

14 Location: 3600 West 2110 South

15 Current Zoning: R-1

16 General Plan: R-1

17 Property Area: 4.54 Acres

18 Number of lots: 10

19 The applicant is requesting a final subdivision approval for Grayson Ridge Phase 4. The plat has 10 lots which all  
20 meet the minimum requirements for lots in the R-1 Zone. This is the final phase of the Grayson Ridge East subdivision plat.  
21 The cul-de-sac on the plat appears to be exactly 500feet as permitted in City Code 8.15.010.(L).

22 The memo concluded that because the plat meets all requirements of the City Code, staff recommends that the plat be  
23 approved.

24 COUNCILMEMBER MAUGHAN MOVED TO GRANT FINAL PLAT APPROVAL FOR GRAYSON RIDGE  
25 PHASE FOUR, LOCATED AT APPROXIMATELY 3600 W. 2110 S. COUNCILMEMBER PETERSON SECONDED  
26 THE MOTION; ALL VOTED IN FAVOR.

1 4c. Common consent: Proposed Resolution R18-23 updating and  
2 approving edits to Section 5.150 of the Syracuse City Personnel Policies  
3 and Procedures Manual pertaining to Special Programs.

4 A staff memo from the City Manager explained there are two primary proposed changes to the existing policy:

- 5 ○ Alignment of our current and past practices with recent changes to several special programs regarding
- 6 compensation rates.
- 7 ○ Setting limits to paid leave when used for time participating in special programs.

8 Current and past practices for several special programs included a compensation rate for the employee at 1.5 times  
9 his/her regular salary, regardless of the number of hours worked during that pay period. Many of these programs reimburse  
10 the City at the 1.5x rate. Recently, some of these programs have changed their agreement language to indicate that  
11 reimbursement will occur at whatever rate the City provides for in policy (up to 1.5x). The proposed changes in our policy  
12 provide for the 1.5x rate to become effective. Since the program reimburses the 1.5x rate, the City does not experience a  
13 budgetary impact. This policy incentivizes employees to voluntarily participate in special programs.

14 For many years, it has been a timekeeping practice for employees to utilize paid leave hours for time worked in  
15 special programs. While we are unsure of the reason, we presume it was intended to minimize the additional time the  
16 employee would be away from “City Work” when they utilize that paid leave by taking time off. The proposed changes in the  
17 policy establishes a formal structure to this practice and sets limits on the number hours that can be utilized. This policy is  
18 intended to incentivize employees to voluntarily participate in these special programs, while minimizing the direct service  
19 lost to the City.

20 COUNCILMEMBER MAUGHAN MOVED TO ADOPT RESOLUTION R18-23 UPDATING AND APPROVING  
21 EDITS TO SECTION 5.150 OF THE SYRACUSE CITY PERSONNEL POLICIES AND PROCEDURES MANUAL  
22 PERTAINING TO SPECIAL PROGRAMS. COUNCILMEMBER PETERSON SECONDED THE MOTION; ALL VOTED  
23 IN FAVOR.

24  
25 4f. Common consent: Proposed Ordinance 18-13 enacting Chapter 3.35  
26 of the Syracuse City Municipal Code re-establishing the Parks Advisory  
27 Committee.

1 A staff memo from the City Manager explained that pursuant to previous discussion at Council meetings, Proposed  
2 Ordinance 18-13 has been prepared for Council consideration; if adopted, the ordinance will establish a Parks Advisory  
3 Committee and outlines membership and assigns duties.

4 Councilmember Maughan stated that he would like for Council appointments to the Committee to be appointed in  
5 the same manner that other assignments are made on an annual basis. City Attorney Roberts stated that it is his understanding  
6 that the ordinance calls for a Mayoral appointment with advice and consent of the City Council.

7 COUNCILMEMBER MAUGHAN MOVED TO ADOPT ORDINANCE 18-13 ENACTING CHAPTER 3.35 OF  
8 TH SYRACUSE CITY MUNICIPAL CODE RE-ESTABLISHING THE PARKS ADVISORY COMMITTEE.  
9 COUNCILMEMBER PETERSON SECONDED THE MOTION; ALL VOTED IN FAVOR.  
10

11 4d. Common consent: Proposed Resolution R18-22 appointing Stephen  
12 Marshall to the position of Administrative Services Director.

13 Councilmember Maughan expressed concern about this recommendation due to recent occurrences related to  
14 Information Technologies (IT) services in the City; he had previously expressed concern about moving IT under a position in  
15 the City that is occupied by an individual who does not have extensive experience in this field. He noted that the City's  
16 website failed last week and there was a significant struggle to fix the issue; it appeared to him that the main point of contact  
17 was the City Manager and the City's outsourced professional contractor was not capable of helping much. He stated he is  
18 concerned that the arrangement that has been recommended may not be best for the City moving forward. Website failures  
19 are typically resolved within a couple of hours and he witnessed it taking more than a full day to address the problem; he is  
20 concerned that the structure is not defined in a way that facilitates quick resolution to problems.

21 Councilmember Bolduc stated that the server which hosted the City's website is very old and in need of replacement  
22 that that is not the fault of the recommended appointee, Mr. Marshall. Councilmember Maughan agreed that this was a  
23 hardware problem that should have been solved years ago, but he was concerned to witness that the current arrangement did  
24 not relive Mr. Bovero of responsibility over IT functions and, in fact, the website failure occupied an entire day of his. Mr.  
25 Bovero provided a synopsis of the factors that led to the website failure, noting that it would have occurred regardless of the  
26 recommended structure or the professionals working on the issue. He noted he was still responsible for IT as the function has  
27 not yet been assigned to Mr. Marshall. Councilmember Maughan stated he is not concerned about Mr. Marshall as the

1 appointee; rather, he now feels that it may be necessary to provide improved IT in-house support rather than rely upon a  
2 contracted service provider. He stated it may be necessary to reevaluate whether the proposed arrangement is the right course  
3 of action for the City at this time. He discussed multiple flaws in the City's IT system and indicated his concern is that there  
4 is currently no one individual on staff that understands the processes needed to address and correct the flaws.

5 The Council engaged in high level discussion and debate of the issues raised by Councilmember Maughan, ultimately  
6 concluding that the problems the City has experienced lately are not related to the creation of the Administrative Services  
7 Director and the proposed appointment of Mr. Marshall to that position. They indicated their willingness to consider  
8 adjustments to the structure if it becomes apparent that such adjustments are necessary in the future.

9 COUNCILMEMBER PETERSON MOVED TO ADOPT RESOLUTION R18-22 APPOINTING STEPHEN  
10 MARSHALL TO THE POSITION OF ADMINISTRATIVE SERVICES DIRECTOR. COUNCILMEMBER BOLDUC  
11 SECONDED THE MOTION; ALL VOTED IN FAVOR, WITH THE EXCEPTION OF COUNCILMEMBER MAUGHAN,  
12 WHO VOTED IN OPPOSITION.

13  
14 4e. Common consent: Proposed Ordinance 18-14 amending Section  
15 13.40.080 of the Syracuse Municipal Code to remove reference to Finance  
16 Director position.

17 A staff memo from the City Attorney explained that in April the Council amended the City code to convert the  
18 Finance Director position into the Administrative Services Director. The ordinance was passed along to our codifier, who  
19 noticed that we had missed a spot and recently notified us. This housekeeping ordinance corrects that error and has been  
20 placed on the consent agenda.

21 COUNCILMEMBER PETERSON MOVED TO ADOPT ORDINANCE 18-14 AMENDING SECTION 13.40.080  
22 OF THE SYRACUSE MUNICIPAL CODE TO REMOVE REFERENCE TO FINANCE DIRECTOR POSITION.  
23 COUNCILMEMBER BOLDUC SECONDED THE MOTION; ALL VOTED IN FAVOR. WITH THE EXCEPTION OF  
24 COUNCILMEMBER MAUGHAN, WHO VOTED IN OPPOSITION.

25  
26 5. Proposed Ordinance 2018-15 amending the Syracuse City Municipal  
27 Code by establishing noise restrictions throughout the City.

A staff memo from the City Attorney explained that based upon comments made in our work session and additional deliberation, the noise ordinance presented previously has been modified in the following ways:

- Quiet hours begin at 10:00 pm on Sunday – Thursday evenings
- Quiet hours begin at 11:00 pm on Friday and Saturday evening
- Noise complaints based upon decibel readings are required to be continuous sounds – which means 10 minutes or more “essentially” without interruption
- Blanket exemption for agricultural operations taking place within the A-1 and R-1 zones
- Exemption for warming of vehicles in winter months, or idling vehicles needed to maintain air conditioning or refrigeration – we had delivery and semi-tractors in mind when drafting this subsection

City Attorney Roberts reviewed his staff memo and noted that since the Council’s last review of this item, Public Works Director Whiteley suggested additional adjustments to provide for exemptions to be made for road construction projects when it is deemed that night construction is safer and less impactful to motorists and adjacent property owners.

There was a brief discussion about the use of the word “continuous” in the context of continuous sound that could be deemed a noise disturbance, with Mr. Roberts noting that he has relied upon the traditional definition of the word “continuous” and feels that it is clear enough and enforceable by City officials. There was also a discussion about the exemption for agricultural activities and the Council directed Mr. Roberts to draft a definition for the term “agricultural” in order to provide clear direction to any entity in the City that may wonder if their use qualifies for an exemption. Mr. Roberts asked that the Council table the item until the end of the meeting to allow him to craft language that could be added to the ordinance to provide a definition for “agricultural use”.

COUNCILMEMBER MAUGHAN MOVED TO TABLE UNTIL THE END OF THE MEETING CONSIDERATION OF ORDINANCE 2018-15 AMENDING THE SYRACUSE CITY MUNICIPAL CODE BY ESTABLISHING NOISE RESTRICTIONS THROUGHOUT THE CITY. COUNCILMEMBER BOLDUC SECONDED THE MOTION, ALL VOTED IN FAVOR.

6. Authorize Administration to award Short Term Land Lease for 51.55 acres located at the northwest corner of 2000 West and Gentile Road.

A staff memo from the Finance Director explained the City Council authorized Administration to advertise a request for bids for a short term lease of the regional park land. Specifically, parcel #12-103-0087, consisting of approximately 51.55 acres, located to the Northwest of 2000 West & Gentile Road (see attached map). The City advertised for approximately two weeks with bids due on Tuesday, July 3, 2018. Below is a summary of the bids received. The detail bids are also attached with this packet item:

1. Kip O'Brien	\$56.04/acre	\$2,888.88/year
2. Enzo Leben	\$77.59/acre	\$4,000/year

The memo concluded staff recommends the Council award the one-year lease to Enzo Leben under the conditions advertised in the RFP at a price of \$4,000 per year.

Mr. Marshall reviewed the staff memo.

COUNCILMEMBER MAUGHAN MOVED TO AUTHORIZE ADMINISTRATION TO AWARD SHORT TERM LAND LEASE FOR 51.55 ACRES LOCATED AT THE NORTHWEST CORNER OF 2000 WEST AND GENTILE ROAD. COUNCILMEMBER PETERSON SECONDED THE MOTION; ALL VOTED IN FAVOR.

7. Report regarding City-wide Mock Disaster Event by Councilmember Savage.

This item was removed from the agenda by a motion to amend at the beginning of the meeting.

8. Discuss City participation with Utah League of Cities and Towns (ULCT).

An administrative staff memo explained that given the recent action of the City Council to include in the operating budget funding for membership with the ULCT, Mayor Gailey felt it appropriate to discuss with the Council the City's participation with the ULCT, and - more specifically - the members of the Council to be appointed as voting members of the League's Legislative Policy Committee.

City Manager Bovero reviewed his staff memo and Mayor Gailey facilitated a discussion regarding the City's participation with the ULCT; he asked Councilmembers to communicate to him any interest they have in participating on a caucus group that will be dealing with the issue of rapid growth in cities in the State of Utah. He added that the City also

1 needs to appoint voting and non-voting members to the ULCT Legislative Policy Committee and he asked Councilmembers  
2 to communicate to him any interest they have in serving in that capacity.

3 Councilmember Maughan reported that the Layton City Mayor is running unopposed for a Davis County  
4 Commission seat and that means that his position with the ULCT will be vacated. He suggested that Councilmembers  
5 consider whether they would like to seek to be elected to that position when the process to fill the vacancy is advertised.

6  
7 5. Proposed Ordinance 2018-15 amending the Syracuse City Municipal  
8 Code by establishing noise restrictions throughout the City – continued.

9 City Attorney Roberts provided draft language that could be included in the ordinance to provide a definition for the  
10 term “agricultural operation): “Agricultural operations” means the cultivation of crops and husbandry and keeping of farm  
11 animals, including the operation of equipment essential to those operations.’

12 COUNCILMEMBER MAUGHAN MOVED TO TABLE UNTIL THE END OF THE MEETING  
13 CONSIDERATION OF ORDINANCE 2018-15 AMENDING THE SYRACUSE CITY MUNICIPAL CODE BY  
14 ESTABLISHING NOISE RESTRICTIONS THROUGHOUT THE CITY, AND INCLUDING THE FOLLOWING  
15 LANGUAGE PROVIDING A DEFINITION FOR “AGRICULTURAL OPERATIONS”:

16 “AGRICULTURAL OPERATIONS” MEANS THE CULTIVATION OF CROPS AND HUSBANDRY  
17 AND KEEPING OF FARM ANIMALS, INCLUDING THE OPERATION OF EQUIPMENT  
18 ESSENTIAL TO THOSE OPERATIONS.

19 COUNCILMEMBER BOLDUC SECONDED THE MOTION.

20 Councilmember Savage asked that a chart be added to the ordinance to provide examples of decibel measurements  
21 for common sound sources. Mr. Roberts stated that he can find a table for reference purposes and include it in the ordinance  
22 prior to codification.

23 COUNCILMEMBER MAUGHAN AMENDED HIS MOTION TO FURTHER AMEND ORDINANCE 2018-15  
24 TO INCLUDE A CHART ILLUSTRATING DECIBEL MEASUREMENTS FOR COMMON NOISE SOURCES.  
25 COUNCILMEMBER BOLDUC INDICATED HER SECOND OF THE MOTION STANDS; ALL VOTED IN FAVOR.

26  
27 9. Public comments.

There were no public comments.

10. Mayor/Council announcements.

The Council and Mayor provided announcements about upcoming community events and other opportunities for public involvement.

At 7:01 p.m. COUNCILMEMBER MAUGHAN MADE A MOTION TO ADJOURN. COUNCILMEMBER BOLDUC SECONDED THE MOTION; ALL VOTED IN FAVOR.

\_\_\_\_\_  
Mike Gailey  
Mayor

\_\_\_\_\_  
Cassie Z. Brown, MMC  
City Recorder

Date approved: \_\_\_\_\_





# COUNCIL AGENDA

September 11, 2018

## Agenda Item #6a

Proposed R18-32 adopting updates to the fiscal year 2018-2019 wage scale.

### *Factual Summation*

- Please see the proposed changes to the fiscal year 2018 – 2019 wages scale. All recommended changes to the wage scale are highlighted in red. Any questions regarding this item can be directed at City Manager Brody Bovero or Admin. Services Director Steve Marshall.
- We propose to eliminate the custodian position since a part-time facilities maintenance technician was approved in the FY2019 budget and replaces the custodian duties and responsibilities.
- The Staff Accountant position has also been added based upon prior city council discussion. The benchmark data is attached separately to this agenda item.
- No other changes have been proposed with this wage scale update.

### *Action Item for Agenda*

*Consider adopting proposed resolution amending the fiscal year 2018-2019 wage scale.*

**RESOLUTION NO. R18-32**

**A RESOLUTION OF THE SYRACUSE CITY COUNCIL ADOPTING  
AMENDMENTS TO THE FISCAL YEAR 2018 - 2019 WAGE SCALE.**

**WHEREAS**, Section 5.020 of the City Personnel Policies & Procedures Manual states that the City Council will adopt and maintain a compensation plan, which outlines standards and guidelines for salary and wage administration, pay grade schedules, and comparison/benchmarking strategies; and

**WHEREAS**, City Administration has performed a benchmarking study for the staff accountant position in conjunction with our quadrennial review of the administration department and determined the appropriate amendments to the City's wage scale for FY2018-2019; AND

**WHEREAS**, City Administration is also recommending eliminating the custodian position and replacing it with a part-time facilities maintenance worker that we already have approved in the wage scale.

**WHEREAS**, the City Council and Mayor have reviewed the draft wage scale and feel it addresses the needs of the City relative to the most efficient use of the City's resources.

**NOW, THEREFORE, BE IT RESOLVED BY THE CITY COUNCIL OF SYRACUSE CITY, STATE OF UTAH, AS FOLLOWS:**

**Section 1. Adoption.** The fiscal year 2018-2019 wage scale is attached hereto as Exhibit "A," and incorporated herein by reference is hereby adopted by Syracuse City.

**Section 2. Severability.** If any section, part or provision of this Resolution is held invalid or unenforceable, such invalidity or unenforceability shall not affect any other portion of this Resolution, and all sections, parts and provisions of this Resolution shall be severable.

**Section 3. Effective Date.** This Resolution shall become effective July 1, 2018.

**PASSED AND ADOPTED BY THE CITY COUNCIL OF SYRACUSE CITY, STATE OF UTAH, THIS 11<sup>th</sup> DAY OF SEPTEMBER, 2018.**

ATTEST:

**SYRACUSE CITY**

\_\_\_\_\_  
Cassie Z. Brown, City Recorder

By: \_\_\_\_\_  
Mike Gailey, Mayor

FY 2018 - 2019 Wage Scale					
Grade	Status	Position Title	Min	Max	
409	Salary	City Manager	\$86,646	\$129,684	
408	Salary	City Attorney	\$83,383	\$123,947	
		Administrative Services Director			
407	Salary	Police Chief	\$77,685	\$116,291	
		Fire Chief			
406	Salary	Assistant Police Chief	\$77,685	\$112,751	
405	Salary	Public Works Director	\$72,671	\$108,897	
		Parks & Recreation Director			
404	Salary	Community and Economic Development Director	\$70,375	\$105,462	
403	Salary	Police Lieutenant	\$62,067	\$92,248	
402	Salary	Development Services Manager	\$54,246	\$79,789	
401	Salary	City Recorder	\$53,596	\$80,860	
332	Full-time	Deputy Fire Chief	\$35.40	\$49.52	
331	Full-time	City Engineer	\$31.43	\$44.05	
330	Full-time	Assistant Parks & Recreation Director	\$28.24	\$39.53	
329	Full-time	Police Sergeant	\$25.31	\$37.40	
328	Full-time	Building Official	\$24.83	\$36.30	
327	Full-time	Streets Superintendent	\$24.40	\$34.63	
		Water Superintendent			
		Environmental Superintendent			
326	Full-time	Recreation Manager	\$23.45	\$33.82	
325	Full-time	Police Officer III	\$21.87	\$31.32	
324	Full-time	Planner II/Grant Administrator	\$21.34	\$31.25	
323	Full-time	Human Resources Specialist	\$20.79	\$30.12	
		Building Inspector III			
322	Full-time	Police Officer II	\$20.27	\$28.62	
321	Full-time	Parks Maintenance Crew Leader	\$19.60	\$28.59	
320	Full-time	Police Officer I	\$19.25	\$27.03	
319	Full-time	Planner I/Grants Specialist	\$18.94	\$27.84	
		Detective			
318	Full-time	Building Inspector II	\$18.55	\$26.52	
		Fire Captain			
317	Full-time	Events Coordinator	\$17.92	\$24.86	
316	Full-time	Recreation Program Coordinator	\$17.75	\$25.53	
		Victim's Advocate			
315	Full-time	Administrative Professional	\$17.26	\$25.62	
314	Full-time	Parks Maintenance Worker III	\$17.00	\$24.72	
313	Full-time	Court Clerk Supervisor	\$16.82	\$24.82	
		Code Enforcement Officer			
		Building Inspector I			
312	Full-time	Water Maintenance Worker III	\$16.18	\$23.67	
		Environmental Maintenance Worker III			
		Street Maintenance Worker III			
		Utilities Billing Supervisor			
		Facilities Maintenance Technician			

Grade	Status	Position Title		Min	Max
311	Full-time	Fire Engineer		\$15.86	\$22.67
310	Full-time	Business License Clerk		\$15.45	\$21.99
309	Full-time	Parks Maintenance Worker II		\$15.01	\$22.39
308	Full-time	Water Maintenance Worker II		\$14.93	\$21.30
		Street Maintenance Worker II			
		Environmental Maintenance Worker II			
307	Full-time	Court Clerk II / Admin Professional		\$14.67	\$20.70
		Senior Fire Fighter			
306	Full-time	Building Permit Technician		\$13.89	\$20.63
		Parks Maintenance Worker I			
		Utilities Billing Clerk			
305	Full-time	Streets Maintenance Worker I		\$13.54	\$19.73
		Water Maintenance Worker I			
		Environmental Maintenance Worker I			
304	Full-time	Fire Fighter II		\$13.00	\$18.85
303	Full-time	Court Clerk I		\$12.50	\$17.92
302	Full-time	Administrative Assistant		\$11.95	\$16.69
301	Full-time	Fire Fighter I		\$11.17	\$12.89
220	Part-time	Staff Accountant		\$20.14	\$29.97
219	Part-time	Events Coordinator		\$17.92	\$24.86
218	Part-time	IT Technician		\$17.64	\$25.01
217	Part-time	Building Inspector I		\$16.82	\$24.82
		Code Enforcement Officer			
216	Part-time	Passport Agent / Deputy Recorder		\$16.31	\$23.03
215	Part-time	Administrative Professional		\$17.26	\$25.62
214	Part-time	Bailiff		\$14.79	\$19.22
213	Part-time	Parks Maintenance Worker I		\$13.89	\$20.63
212	Part-time	Assistant Recreation Coordinator I		\$13.54	\$19.73
		Streets Maintenance Worker I			
		Water Maintenance Worker I			
		Environmental Maintenance Worker I			
		Facilities Maintenance Technician			
211	Part-time	Court Clerk		\$12.50	\$17.92
210	Part-time	Fire Fighter II		\$13.00	\$18.85
209	Part-time	Administrative Assistant		\$11.95	\$16.69
208	Part-time	Mail Clerk		\$11.60	\$15.15
207	Part-time	Fire Fighter I		\$11.17	\$12.89
207	Part-time	Custodian		\$10.28	\$13.30
206	Part-time	Crossing Guard		\$9.13	\$10.93
205	Part-time	Site Supervisor		\$10.96	\$14.34
204	Part-time	Front Desk Receptionist		\$10.71	\$14.41
203	Part-time	Recreation Assistant III		\$9.70	\$11.94
202	Part-time	Recreation Assistant II		\$8.60	\$10.82
201	Part-time	Recreation Assistant I		\$7.46	\$7.46

Grade	Status	Position Title		Min	Max
104	Seasonal	Seasonal Fire Fighter		\$13.00	\$18.85
103	Seasonal	Cemetary Maintenance Worker		\$10.25	\$13.25
		Meter Reader			
		Gang Mower Operator			
102	Seasonal /Temporary	Streets Maintenance Worker		\$10.00	\$13.00
Water Maintenance Worker					
Environmental Maintenance Worker					
Land Maintenance Worker					
Administrative Assistant					
101	Seasonal	Intern		\$9.00	\$12.00

JOB TITLE	STAFF ACCOUNTANT				
REPORTS TO	ADMINISTRATIVE SERVICES DIRECTOR				
PAY SCALE	RANGE MIN	RANGE MID	RANGE MAX	ACTUAL SALARY	YEARS OF SERVICE WITH CITY
BENCHMARK COMPARISON	RANGE MIN	RANGE MID	RANGE MAX	ACTUAL SALARY	JOB TITLE
KAYSVILLE	43,617.00	57,199.50	70,782.00	-	ACCOUNTANT (JOURNEY LEVEL)
CENTERVILLE	34,861.00	42,704.50	50,548.00	1,686.00	ACCOUNTANT (ENTRY LEVEL)
CENTERVILLE	38,479.00	47,137.00	55,795.00	40,606.00	ACCOUNTANT II
CLEARFIELD	41,267.20	49,077.60	56,888.00	46,155.20	Accountant Budget Analyst
DAVIS COUNTY	42,057.60	53,497.60	64,937.60	45,156.80	Accountant I
DAVIS COUNTY	47,112.00	59,945.60	72,779.20	65,000.00	Accountant II
LAYTON	40,844.00	49,013.00	57,182.00	43,481.00	ACCOUNTANT I
ROY	36,712.00	45,864.00	55,016.00	44,282.00	ACCOUNTANT (JOURNEY LEVEL)
WEBER COUNTY	25,709.00	33,748.00	41,787.00	30,614.90	ACCOUNTANT I
WEBER COUNTY	29,931.00	39,187.00	48,443.00	39,886.70	ACCOUNTANT II
BLUFFDALE	49,101.00	60,419.00	71,737.00	62,400.00	ACCOUNTANT / HUMAN RESOURCES
EAGLE MOUNTAIN	43,944.00	53,612.00	63,280.00	47,500.00	Accountant
SOUTH JORDAN	41,267.00	49,933.00	58,599.00	46,842.00	Accountant I
SOUTH JORDAN	45,497.00	55,051.50	64,606.00	50,960.00	Accountant
60th Percentile	\$ 41,899.52	\$ 52,784.68	\$ 62,343.80	\$ 46,292.56	
60th Percentile - hourly rate	\$ 20.14	\$ 25.38	\$ 29.97		
Existing wage scale	#REF!	#REF!	#REF!		
	#REF!	#REF!	#REF!		
18-yr increment Current	#REF!				
18-yr increment New	\$ 0.55				



# COUNCIL AGENDA

September 11, 2018

Agenda Item #7

**Public Hearing:** Proposed resolution R18-33 adjusting the Syracuse City Budget for Fiscal Year ending June 30, 2019.

## *Factual Summation*

- Any questions about this agenda item may be directed at City Manager Brody Bovero or Administrative Services Director Stephen Marshall.

Please review the following attachments:

- a. FY2019 September Budget Adjustments PDF.
- b. Capital Projects Revised project list.

## *Background*

- Please review the detailed **capital projects** listing attached with this document for recommended changes. In this budget opening, we are proposing new line items (green) and carryover of projects from FY2018 (red) and updates to approved projects (blue) as follows:
  - New Project – 500 West Phase 1 (50% of 6.77% match) - \$150,000
  - New Project – 500 West widening – 2010 S to 2150 S - \$250,000
  - Addition to Project – Bluff & Gentile Roundabout - \$50,000 in class C and \$875,000 in storm drain impact.
  - Addition to Project – 2175 Capital Project - \$100,000 upgrade secondary line
  - Carryover – 1500 West Land Drain to Jensen Pond - \$115,000
  - Carryover – 2700 South Storm Drain Outfall - \$300,000
  - Carryover – 2000 West Linear Park - \$300,000
  - Carryover – Bluff & Gentile Roundabout project - \$419,000
  - Carryover – 1200 South Expansion – south side of road - \$100,000
  - Carryover – Upsize Water lines – 2000 W – 3000S to 3350S - \$100,000
  - Carryover – Melanie Lane Project - \$475,000
  - Carryover – Design 3-million-gallon water tank - \$175,000
  - Carryover – Ranchettes Project - \$930,000

- Carryover – Regional Park Design - \$205,000
- Carryover – 2000 West Waterline project – SR108 - \$301,500
- Revised project – 2019 Surface Treatments – increase from \$300,000 to \$825,000. This is carryover of unspent funds in FY2018.
- Regional Park Construction – reduce to \$1,500,000 to bring balance to zero.

- Changes to **operational budgets**:

**General Fund – major changes**

- \$20,000 - increase in passport revenue.
- \$8,000 – increase in interest income revenue.
- \$13,843 – allocation of surplus balance.
- \$41,843 – increase in part-time wages for new passport and staff accountant positions.

**All Other Funds – Significant Changes**

- Increase of \$40,000 for Storm Water Impact Plan Update.
- Increase Capital Fund by \$288,380 for SCBA's, Liquor Enforcement Vehicle, Fire Engine, and Parks Mower. Removed AFG Grant expense for Structural PPE because we were not awarded the grant.

***Action Item for Agenda***

***Consider adopting proposed resolution amending the budget for the fiscal year ending June 30, 2019 as provided.***



# Syracuse City

## FY2019 September Budget Opening



	Original Budget	Amended Budget	Increase / (Decrease)
<b>General Fund:</b>			
<u>REVENUE ADJUSTMENTS:</u>			
Passport Revenue	60,000.00	80,000.00	20,000.00
Interest Income	40,000.00	48,000.00	8,000.00
			<u>28,000.00</u>
<u>EXPENDITURE ADJUSTMENTS:</u>			
<b>Administration:</b>			
Wages & benefits	815,978.00	857,821.00	41,843.00
(New Passport and Accountant Positions)			<u>41,843.00</u>
	<u>Revenue</u>	<u>Expenses</u>	
General Fund net change	28,000.00	41,843.00	(13,843.00)
Beginning fund overage			14,634.00
			<u>791.00</u>
<b>Overall fund surplus added to fund balance</b>			
			<u>791.00</u>
<b>Parks Impact Fee Fund</b>			
<u>REVENUE ADJUSTMENTS:</u>			
State Grants & Allotments	-	167,000.00	167,000.00
			<u>-</u>
			<u>167,000.00</u>
<u>EXPENSE ADJUSTMENTS:</u>			
Capital Outlay	3,540,000.00	3,545,000.00	(5,000.00)
(Carryover of projects)			<u>(5,000.00)</u>
	<u>Revenue</u>	<u>Expenses</u>	
PIF Fund net change	167,000.00	(5,000.00)	162,000.00
Beginning fund shortage			
			<u>162,000.00</u>
<b>Overall fund deficit to come from fund balance</b>			
			<u>162,000.00</u>
<b>Estimated Ending Fund Balance 56,325.00</b>			

## Transportation Fund

### EXPENDITURE ADJUSTMENTS:

Capital Projects	1,240,000.00	2,408,000.00	1,168,000.00
(Carryover of projects)			1,168,000.00

	<u>Revenue</u>	<u>Expenses</u>	
Trans. Fund net change	-	1,168,000.00	(1,168,000.00)
Beginning fund surplus			14,690.00

Overall Change			(1,153,310.00)
----------------	--	--	----------------

**Estimated Ending Fund Balance 126,098.00**

## Transportation Impact Fee Fund

### EXPENDITURE ADJUSTMENTS:

Capital Outlay	75,000.00	894,000.00	819,000.00
(Carryover of projects)			819,000.00

	<u>Revenue</u>	<u>Expenses</u>	
Trans. Impact Fund net change	-	819,000.00	(819,000.00)
Beginning fund overage			

Overall Change			(819,000.00)
----------------	--	--	--------------

**Estimated Ending Fund Balance 45,942**

## Secondary Water Fund:

### EXPENDITURE ADJUSTMENTS:

Capital Outlay	860,000.00	1,091,250.00	231,250.00
(Carryover of projects)			-
			231,250.00

	<u>Revenue</u>	<u>Expenses</u>	
Sec. Water Fund net change	-	231,250.00	(231,250.00)
Beginning fund overage			591,697.00

Overall Change			360,447.00
----------------	--	--	------------

**Estimated Ending Cash Balance \$1,383,543**

## Secondary Water Impact Fund:

### EXPENDITURE ADJUSTMENTS:

Capital Outlay	200,000.00	281,250.00	81,250.00
(Carryover of projects)			81,250.00
	Revenue	Expenses	
Sec. Water Impact Fund net change	-	81,250.00	(81,250.00)
Beginning fund shortage			
Overall Change			(81,250.00)
<b>Estimated Ending Cash Balance</b>	<b>\$936,215</b>		

## Storm Water Fund:

### EXPENDITURE ADJUSTMENTS:

Capital Outlay	207,000.00	487,000.00	280,000.00
(Carryover of projects)			280,000.00
	Revenue	Expenses	
Storm Water Fund net change	-	280,000.00	(280,000.00)
Beginning fund shortage			
Overall Change			(280,000.00)
<b>Estimated Ending Cash Balance</b>	<b>\$314,135</b>		

## Storm Water Impact Fund:

### EXPENDITURE ADJUSTMENTS:

Professional & Technical	-	40,000.00	40,000.00
Capital Outlay	-	1,175,000.00	1,175,000.00
(Carryover of projects)			1,215,000.00
	Revenue	Expenses	
Storm Water Impact Fund net change	-	1,215,000.00	(1,215,000.00)
Beginning fund shortage			
Overall fund deficit to come from fund balance			(1,215,000.00)
<b>Estimated Ending Cash Balance</b>	<b>\$590,358</b>		

## Culinary Water Fund:

### EXPENDITURE ADJUSTMENTS:

Capital Projects	1,122,500.00	1,910,500.00	788,000.00
(Carryover of projects)			788,000.00

	Revenue	Expenses	
Culinary Water Fund net change	-	788,000.00	(788,000.00)
Beginning fund overage			748,329.00

Overall fund shortage to come from fund balance (39,671.00)

**Estimated Ending Cash Balance \$448,753**

## Sewer Fund:

### REVENUE ADJUSTMENTS:

### EXPENDITURE ADJUSTMENTS:

Capital Outlay	88,000.00	336,000.00	248,000.00
(Carryover of projects)			248,000.00

	Revenue	Expenses	
Sewer Fund net change	-	248,000.00	(248,000.00)
Beginning fund shortage			

Overall fund deficit to come from fund balance (248,000.00)

**Estimated Ending Cash Balance \$796,511**

## Capital Improvement Fund

### REVENUE ADJUSTMENTS:

Federal Grants	86,291.00	-	(86,291.00)
(AFG Grant - Structural PPE)			
			(86,291.00)

### EXPENDITURE ADJUSTMENTS:

Capital Equipment	971,870.00	1,260,250.00	288,380.00
(Carryover of projects, add mower, remove struc. PPE)			288,380.00

	Revenue	Expenses	
CIP Fund net change	(86,291.00)	288,380.00	(374,671.00)
Beginning fund overage			

Overall fund deficit to come from fund balance (374,671.00)

**Estimated Ending Cash Balance 192,496.00**

**CAPITAL PROJECTS PROPOSED BUDGET SUMMARY FOR FISCAL YEAR 2019**

Project	Class C Capital 204070	Culinary 501670	Secondary 301670	Storm Drain 401670	Sewer Capital 531670	Road Impact Fee 21-40-70	Culinary Impact Fee 51-40-70	Secondary Impact Fee 31- 40-70	Storm Drain Impact Fee 41- 40-70	Recreation, Arts, & Parks Tax 11- 40-70	Parks, Trails, & Rec Impact Fee 12-40- 70	Project Total
500 West Phase 1 (50 of 6.77 match)						\$150,000.00						\$150,000.00
500 West Widening 2010 South to 2150 South						\$250,000.00						\$250,000.00
1500 West Land Drain To Jensen Pond				\$115,000.00								\$115,000.00
2700 South Storm Drain Outfall									\$300,000.00			\$300,000.00
2000 West Linear Park											\$300,000.00	\$300,000.00
Bluff & Gentile Roundabout Project	\$50,000.00					\$419,000.00			\$875,000.00			\$1,344,000.00
1200 South Expansion - south side of road	\$100,000.00											\$100,000.00
Upsize Cul & Sec water lines - 2000 W - 3000 S to 3350 S.		\$50,000.00	\$50,000.00									\$100,000.00
Melanie Lane Project	\$293,000.00	\$174,000.00			\$8,000.00							\$475,000.00
Design 3 Million Gallon Water Tank							\$175,000.00					\$175,000.00
Ranchettes Project	\$200,000.00	\$425,000.00		\$65,000.00	\$240,000.00							\$930,000.00
Regional Park Design											\$205,000.00	\$205,000.00
2000 West Culinary (1700 South to SR-193)		\$139,000.00	\$81,250.00					\$81,250.00				\$301,500.00
16" Culinary & Secondary Main To Tank		\$338,000.00	\$300,000.00									\$638,000.00
Land for New water tank and storage area							\$200,000.00	\$200,000.00				\$400,000.00
Construct 3 MG Culinary Tank					\$88,000.00		\$4,700,000.00					\$4,788,000.00
Automated Meter Reading Equipment		\$110,000.00										\$110,000.00
Bluff Road / Jensen Park Storm Drain				\$100,000.00								\$100,000.00
800 West (3050 South to 3350 South)/750 W Overlay	\$350,000.00			\$30,000.00								\$380,000.00
2300 South (Bluff Ridge Drive to 500 West)	\$90,000.00											\$90,000.00
2175 Culinary Waterline (2000 West to Bluff)	\$160,000.00	\$500,000.00	\$100,000.00	\$150,000.00								\$910,000.00
2225 South Overlay (1000 West to 550 West)	\$170,000.00											\$170,000.00
2400 South Overlay (1000 West to 933 West)	\$50,000.00											\$50,000.00
3050 South Overlay (1000 West to 866 West)	\$120,000.00											\$120,000.00
2019 Surface Treatments	\$825,000.00											\$825,000.00
Rental home upgrades - 555 W 2525 S						\$75,000.00						\$75,000.00
Centennial Park - ISLAND										\$140,000.00	\$1,540,000.00	\$1,680,000.00
Regional Park Project											\$1,500,000.00	\$1,500,000.00
FY2019	\$2,408,000.00	\$1,736,000.00	\$531,250.00	\$460,000.00	\$336,000.00	\$894,000.00	\$5,075,000.00	\$281,250.00	\$1,175,000.00	\$140,000.00	\$3,545,000.00	\$16,581,500.00



# CITY COUNCIL REGULAR MEETING

September 11, 2018

## LEGISLATIVE ITEM

### ITEM Agenda Item # 8

Proposed Amendment to the Zoning Map from A-1 to  
Business Park Zone

#### *Factual Summation*

Please review the following information. Any questions regarding this agenda item may be directed to Noah Steele, Development Services Manager.

Location:	Approximately 1600 W 300 S
Current Zoning:	A-1
Current General Plan:	Business Park
Requested Zoning:	Business Park
Property Area:	4.87Acres

#### *Summary*

The applicant is requesting to change the zoning map from A-1 to Business Park (B.P.) This request matches what is planned in our general plan map. The applicant anticipates that a funeral home will be proposed on the site in the near future, which is an allowed use in the B.P. zone as a major conditional use. During their regular meeting on September 4, 2018 the Planning Commission unanimously recommended the item be approved.

#### *Recommendation*

Because the proposed change is consistent with the general plan, the permitted uses allowed in the B.P. zone are consistent with the commercial/industrial nature of the neighborhood, and traffic generated from future development on the site will have close access to state highway 193, staff recommends that this General Plan amendment request be **approved**. When the site is developed, close attention to architecture and traffic patterns will need to be given to ensure that impact to the school and single family neighborhood to the south are minimized.

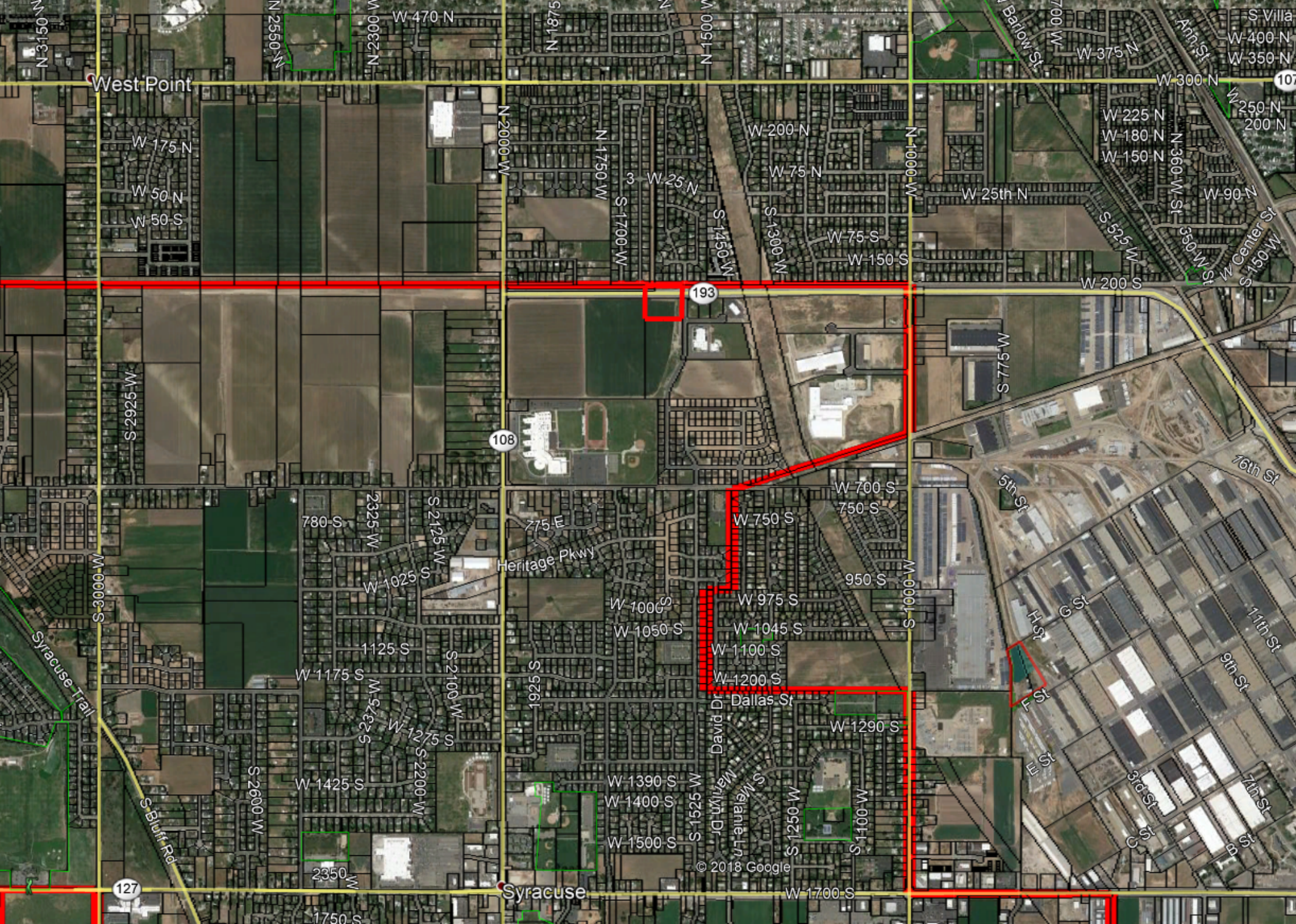
#### *Sample Motion Language*

I move the Council approve the proposed zoning map amendment from A-1 to Business Park Zone located approximately 1600 W 300 S. with the following conditions ....(optional, list conditions)

I move to table the proposed zoning map amendment from A-1 to Business Park Zone located approximately 1600 W 300 S. until the following date (list date) because of the following reasons.... (list findings)

I move the City Council deny the proposed zoning map amendment from A-1 to Business Park located approximately 1600 W 300 S. because of the following findings...(list findings)









S-1875 W

S-1700 W

N 1660 W

W 200 S

W 150 S

S-1550 W

S-1525 W

S-1450 W

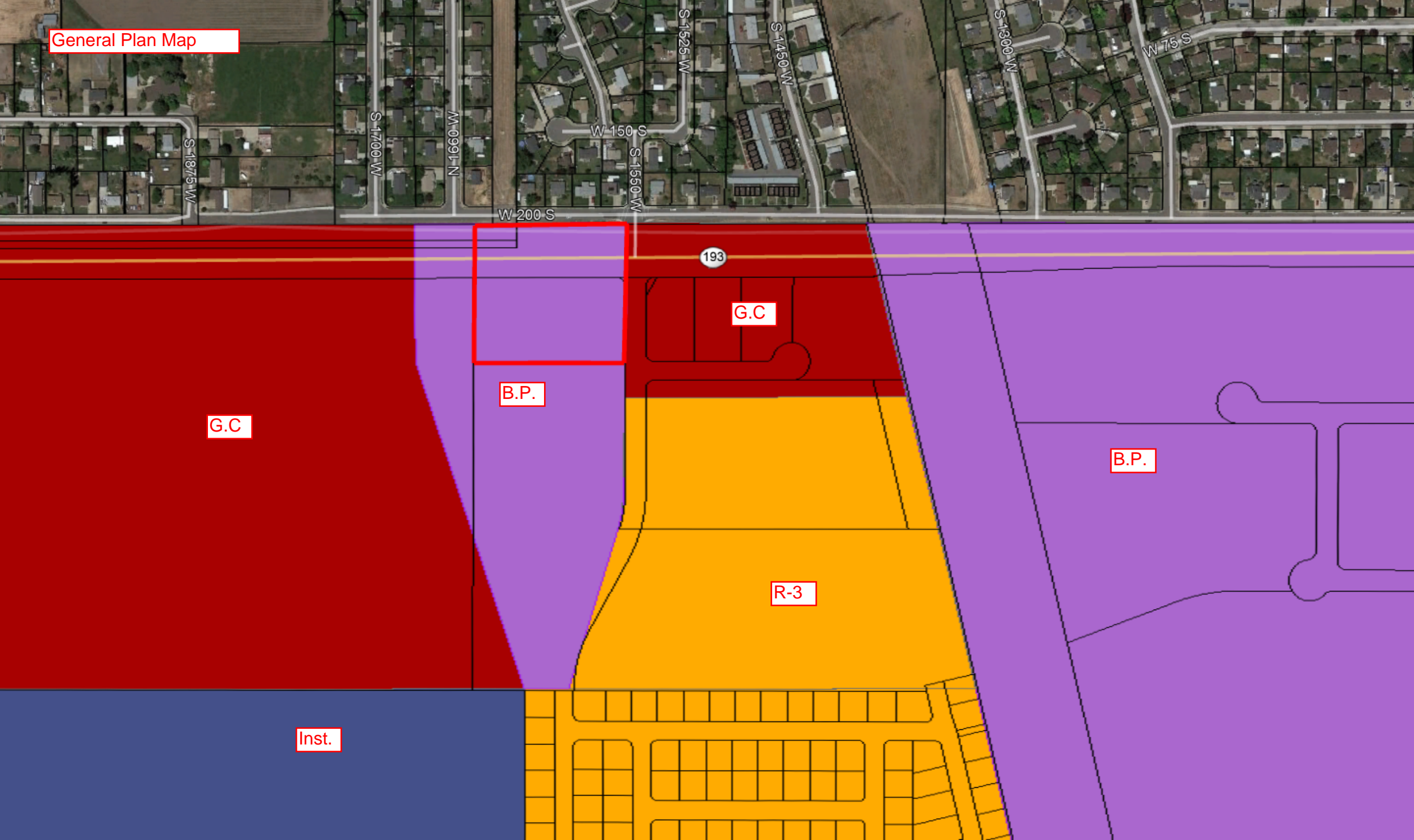
S-1300 W

W 75 S

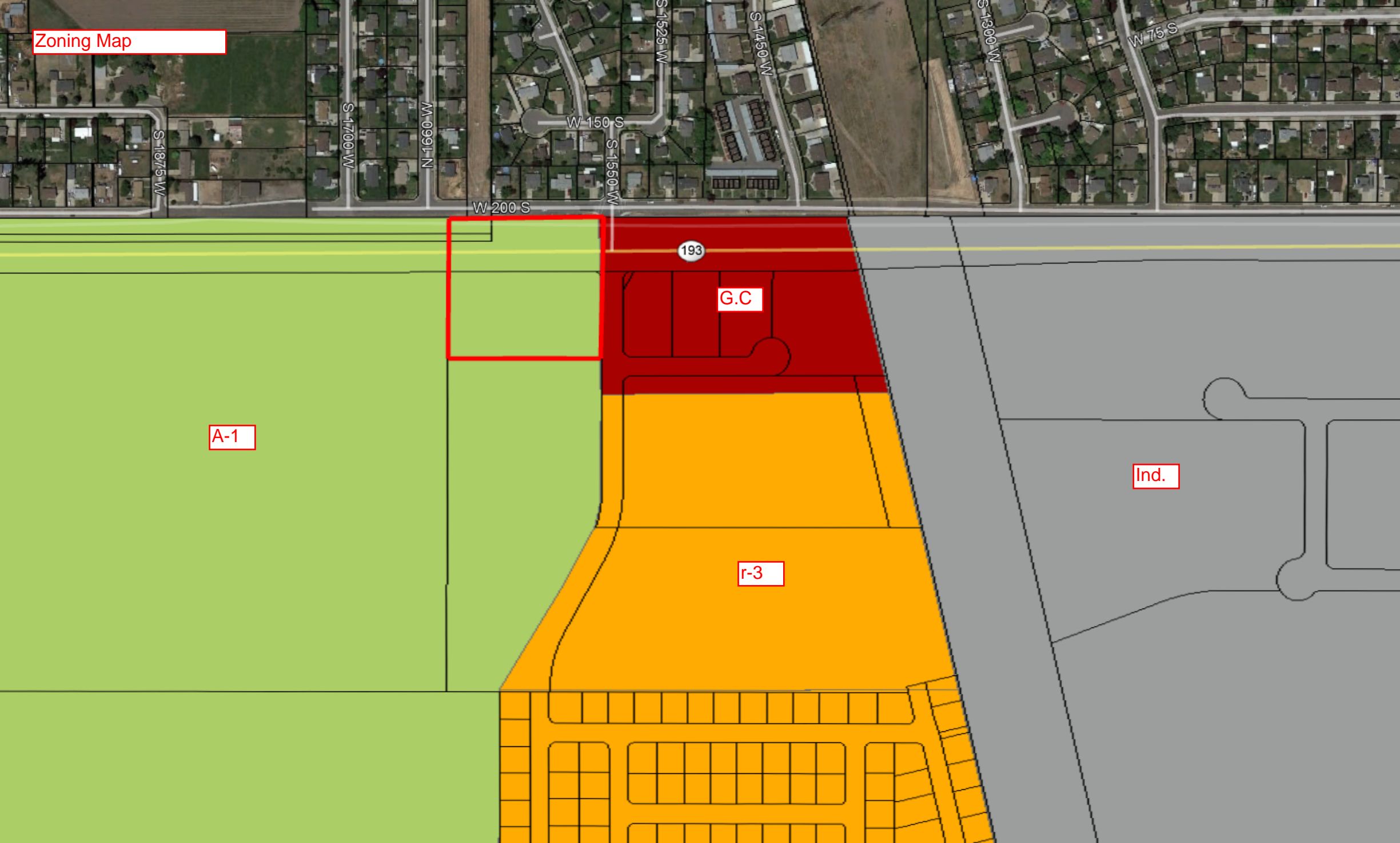
193



General Plan Map



Zoning Map





Proposed Zoning Map

A-1

B.P.

G.C.

r-3

Ind.

193

W 200 S

W 150 S

S 1550 W

S 1525 W

S 1450 W

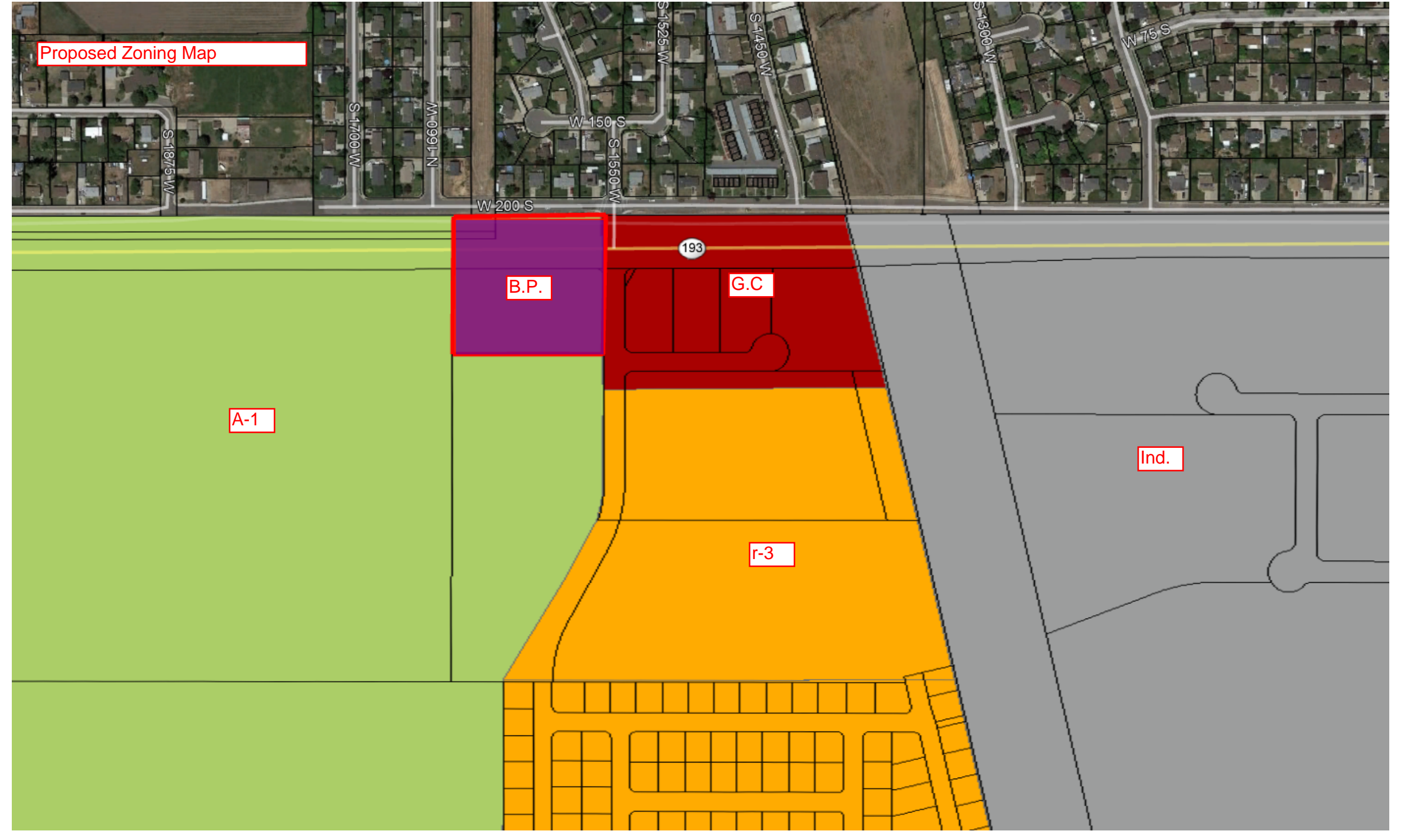
S 1300 W

W 75 S

S 1700 W

N 1660 W

S 1875 W



**ORDINANCE NO. 18-16**

**AN ORDINANCE AMENDING THE SYRACUSE CITY ZONING MAP  
RELATED TO PROPERTY LOCATED AT 1600 WEST 300 SOUTH.**

**WHEREAS**, the City Council has the authority, pursuant to state law, to establish zoning designations for the health, welfare, comfort and safety of its residents and those visiting the City; and

**WHEREAS**, the owner of property at approximately 1600 West 300 South, Syracuse, Utah, has requested that the zoning for the property be changed from A-1 to Business Park (BP); and

**WHEREAS**, the Planning Commission conducted a public hearing on the issue and recommended the zone change; and

**WHEREAS**, the Council finds that the amendment is consistent with the general plan map and advances the interests of the community,

**NOW, THEREFORE, BE IT ORDAINED BY THE CITY COUNCIL OF  
SYRACUSE CITY, STATE OF UTAH, AS FOLLOWS:**

**Section 1.     Amendment.** The zoning designation for the property located at 1600 West 300 South is changed from A-1 to Business Park, as shown on a map attached in Exhibit A.

**Section 2.     Severability.** If any section, part or provision of this Ordinance is held invalid or unenforceable, such invalidity or unenforceability shall not affect any other portion of this Ordinance, and all sections, parts and provisions of this Ordinance shall be severable.

**Section 3.     Effective Date.** This Ordinance shall become effective immediately after publication or posting.

**PASSED AND ADOPTED BY THE CITY COUNCIL OF SYRACUSE CITY,  
STATE OF UTAH, THIS 11<sup>th</sup> DAY OF SEPTEMBER, 2018.**

**SYRACUSE CITY**

ATTEST:

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Cassie Z. Brown, MMC  
City Recorder

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Mayor Mike Gailey

Voting by the City Council:

	"AYE"	"NAY"
Councilmember Anderson	_____	_____
Councilmember Bolduc	_____	_____
Councilmember Maughan	_____	_____
Councilmember Peterson	_____	_____
Councilmember Savage	_____	_____

**Exhibit A**



# CITY COUNCIL REGULAR MEETING

September 11, 2018

## Agenda Item # 9

## General Plan Opening Request 1600 W 300 S

### ***Factual Summation***

Please review the following information. Any questions regarding this agenda item may be directed to Noah Steele, Development Services Manager.

Location:	1600 West 300 South
Current Zoning:	A-1
Current General Plan:	Business Park
Requested General Plan:	R-3
Property Area:	2.97 Acres

### ***Summary***

The applicant is requesting that the General Plan Map be opened to allow single family residential development as a continuation of the Monterey Estates housing product. With an R-3 zoning, this property could support up to 11 units with new roads needed to accommodate access.

The current General Plan designation of business park on this property was part of a larger master plan to create a business park in coordination with the Ninigret development. According to the applicant, as the market has shifted, the viability of a business park at this location is not high, nor is the property large enough to accommodate a business park on its own. Because of this and the development interest from Ivory Homes, the applicant has requested that the Council open the General Plan to allow a change to R-3 that would lay the framework for an expansion of Monterey Estates.

The General Plan for the property to the west is General Commercial with enough space to accommodate a heavy commercial use such as a big-box retailer, shopping, or office center. If this type of development occurs after homes are built on the subject property, they will be required to place a buffer between their use and the homes. Ivory Homes initially expressed interest in attached housing types at this location but have determined that single family homes supported by R-3 zoning would be preferable.


***Attachments:***


- Current General Plan
- Proposed General Plan


# Ninigret General Plan Opening Request-Current General Plan


1600 West 300 South


Legend


 Business Park

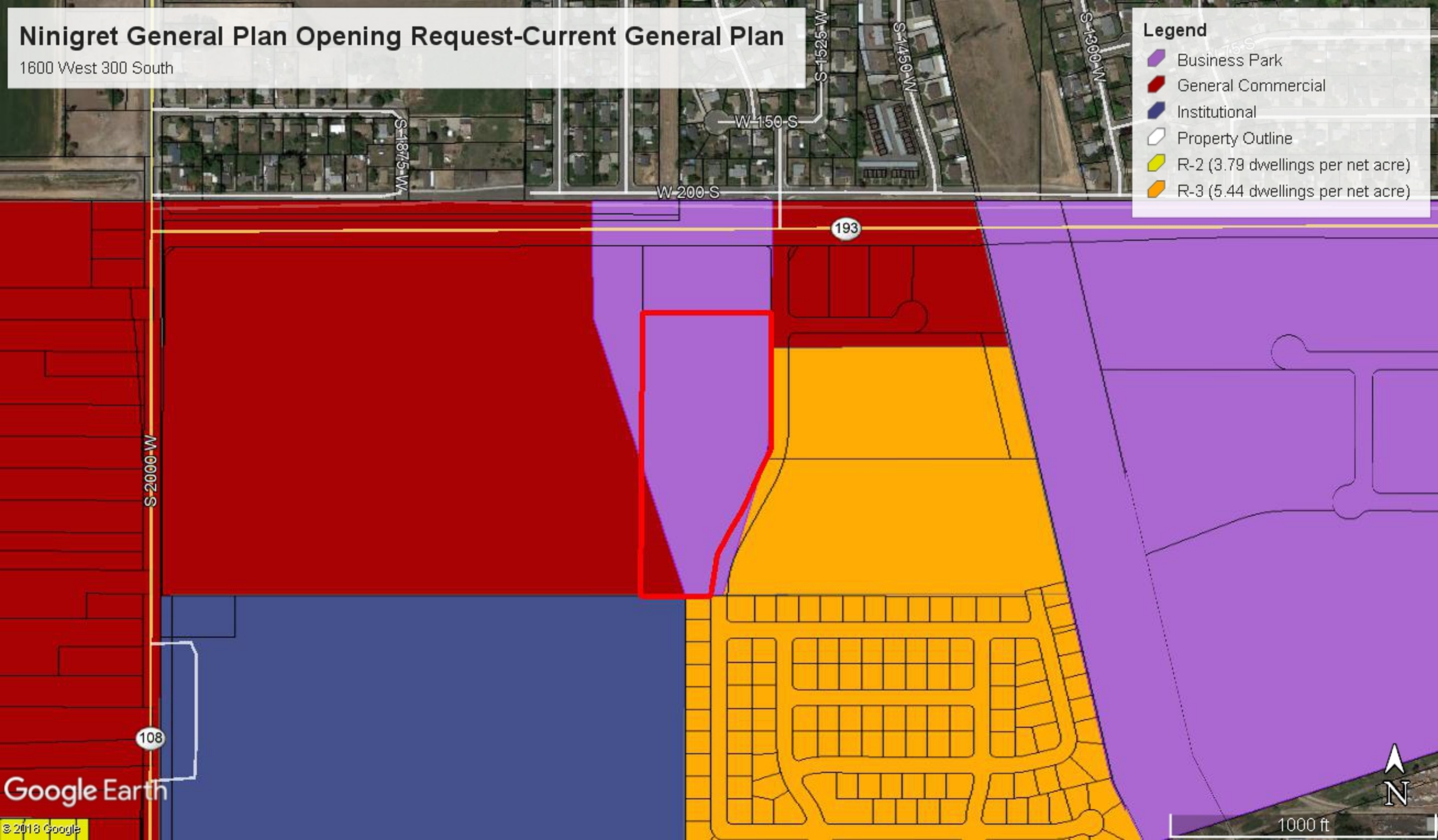
 General Commercial

 Institutional

 Property Outline

 R-2 (3.79 dwellings per net acre)

 R-3 (5.44 dwellings per net acre)



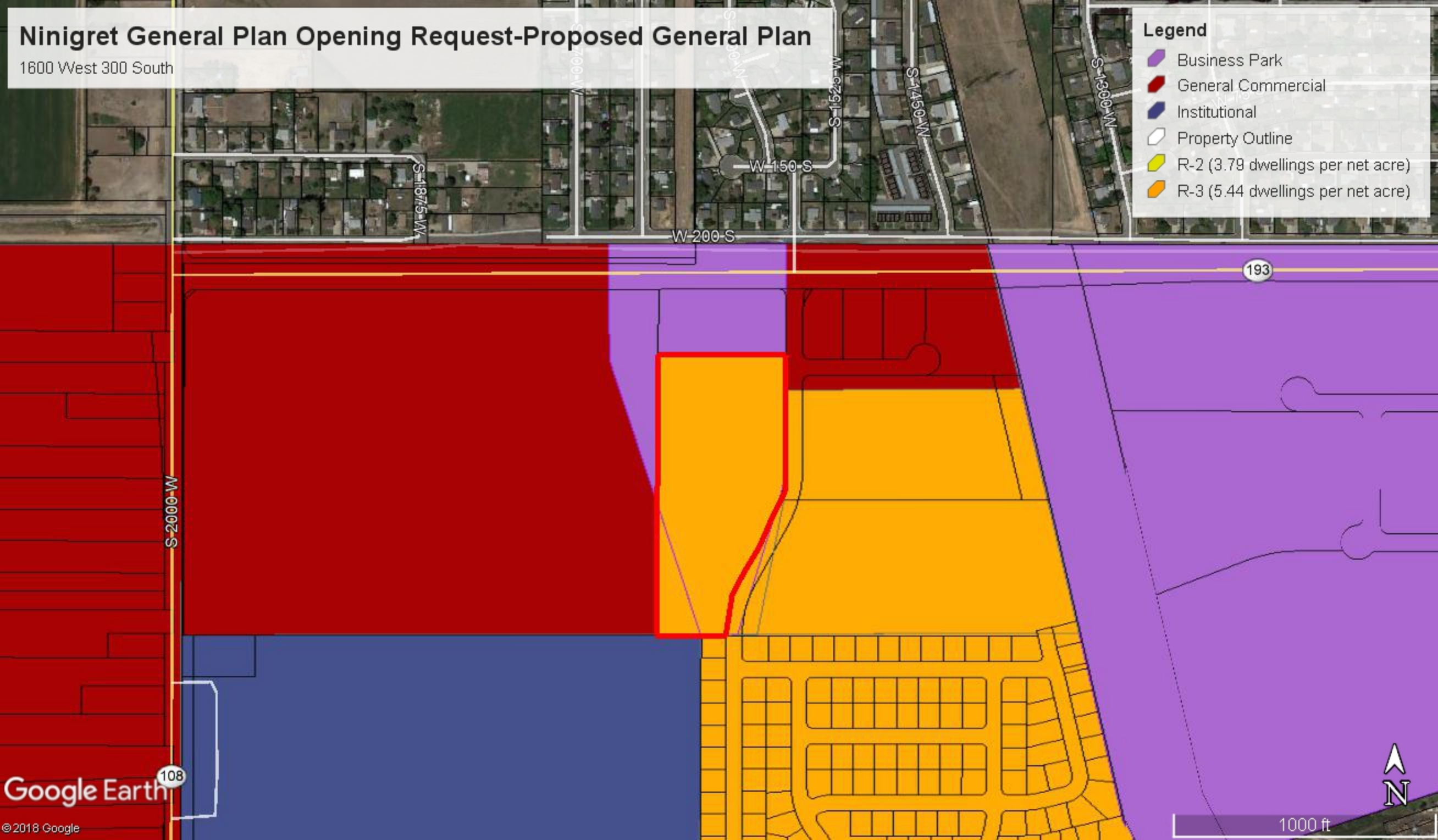


# Ninigret General Plan Opening Request-Proposed General Plan

1600 West 300 South

Legend

- Business Park
- General Commercial
- Institutional
- Property Outline
- R-2 (3.79 dwellings per net acre)
- R-3 (5.44 dwellings per net acre)





# COUNCIL AGENDA

## September 11, 2018

### Agenda Item #10

### Appointment of CED Director

#### ***Factual Summation***

- Any question regarding this agenda item may be directed at City Manager Brody Bovero or Mayor Michael Gailey.
- The City advertised for potential candidates to be appointed as the new Community and Economic Development Director. This occurred due to the vacancy made by the departure of former Director Brigham Mellor.
- The City received approximately 20 applications and conducted interviews with five candidates via an interview panel appointed by the Mayor.
- With input from the interview panel, the Mayor narrowed the field down to three candidates who then interviewed with the Council.
- Based on advice received from the Council, the Mayor has decided to appoint Noah Steele as the new CED Director.

#### ***Action Item***

- The appointment of Director-level positions is made by the Mayor with the advice and consent of the Council. This resolution is on the agenda for a vote to establish the Council's consent.

**RESOLUTION R18-34**

**A RESOLUTION OF THE SYRACUSE CITY COUNCIL APPOINTING A  
FIRE CHIEF FOR SYRACUSE CITY.**

**WHEREAS**, Section 2.25.010 of the Syracuse City Code indicates that all Department Head positions of the City are considered appointed offices that must be filled by an appointment made by the Mayor with advice and consent of the City Council; and

**WHEREAS**, the position of Community and Economic Development Director is a Department Head position; and

**WHEREAS**, Noah Steele desires to be employed as the Community and Economic Development Director of Syracuse City and the Mayor recommends that he be appointed to do so.

**NOW, THEREFORE, BE IT RESOLVED BY THE CITY COUNCIL OF SYRACUSE CITY, STATE OF UTAH, AS FOLLOWS:**

**Section 1. Appointment:**

- The Syracuse City Mayor, with advice and consent of the Council, hereby appoints Noah Steele to serve as the Community and Economic Development Director pursuant to the City's Ordinances, Rules and Regulations.

**Section 2. Severability.** If any section, part or provision of this Resolution is held invalid or unenforceable, such invalidity or unenforceability shall not affect any other portion of this Resolution, and all sections, parts and provisions of this Resolution shall be severable.

**Section 3. Effective Date.** This Resolution shall become effective immediately upon its passage.

**PASSED AND ADOPTED BY THE CITY COUNCIL OF SYRACUSE CITY,  
STATE OF UTAH, THIS 11<sup>th</sup> DAY OF SEPTEMBER, 2018.**

**SYRACUSE CITY**

ATTEST:

\_\_\_\_\_  
Cassie Z. Brown, City Recorder

By: \_\_\_\_\_  
Mike Gailey, Mayor