

MINUTES OF THE SALT LAKE CITY COUNCIL  
Tuesday, September 3, 2024

**PENDING MINUTES – NOT APPROVED**

The City Council of Salt Lake City, Utah, met in Work Session on Tuesday, September 3, 2024.

**The following Council Members were present:**

Victoria Petro, Daniel Dugan, Chris Wharton, Alejandro Puy, Darin Mano, Sarah Young, Eva Lopez Chavez

**Present Legislative leadership:**

Jennifer Bruno – Executive Director, Lehua Weaver – Deputy Director, Nick Tarbet – Deputy Director

**Present Administrative leadership:**

Mayor Erin Mendenhall, Rachel Otto – Chief of Staff, Jill Love – Chief Administrative Officer

**Present City Staff:**

Katherine Lewis – City Attorney, Cindy Lou Trishman – City Recorder, Stephanie Elliott – Minutes & Records Clerk, Matthew Brown – Special Projects Analyst, Scott Corpany – Staff Assistant, Ben Luedtke – Senior Public Policy Analyst, Brian Fullmer – Constituent Liaison, Policy Analyst, Mary Beth Thompson – Chief Financial Officer, Nick Norris – Planning Director, Andrew Johnston – Director of Homelessness Policy and Outreach, Allison Rowland – Public Policy Analyst, Aaron Barlow – Principal Planner, Kristina Gilmore – Senior Planner, Diana Martinez – Senior Planner, Tom Millar – Planning and Design Division Director, Greg Cleary – City Budget Director, Hannah Barton – Community Liaison, Jaysen Oldroyd – Senior City Attorney, Jonathan Pappasideris – Division Chief - Senior City Attorney

The meeting was called to order at 2:02 pm

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**Work Session Items**

**1. Informational: Updates from the Administration** ~ 2:00 p.m.  
15 min.

The Council will receive information from the Administration on major items or projects in progress. Topics may relate to major events or emergencies (if needed), services and resources related to people experiencing homelessness, active public engagement efforts, and projects or staffing updates from City Departments, or other items as appropriate.

Council Members and **Andrew Johnson** discussed:

- Fairpark temporary closures and safety concerns from Council Members
- Support towards preventing the spread of the drug market in the downtown area and around Salt Lake City
- Clarification on when the community can call 911 when any issues arise – not just for medical emergencies or accidents

**2. Ordinance: Northpoint Light Industrial Zoning Text Amendment** ~ 2:15 p.m.  
30 min.

The Council will receive a briefing about a proposal that would amend various sections of Title 21A of the *Salt Lake City Code* creating a new section 21A.28.040 Northpoint Light Industrial (M-1A) Zoning District that aligns with the goals, policies and future land use recommendations established in the Northpoint Small Area Plan. The proposal would include providing an environment for light industrial, office, and research uses, while reducing the impact on adjacent agricultural and residential properties and native habitats. This is a City Council-initiated petition. Other sections of Title 21A – Zoning may also be amended as part of this petition. This project is within Council District 1.

**Krissy Gilmore** presented information on the Northpoint Light Industrial Zoning Text Amendment.

Council Members discussed the sizes of trucks permitted on roads and the use of certain chemicals by light manufacturers use of certain chemicals. **Nick Norris** addressed the use of chemicals by light manufacturers near the Jordan River and the Wetlands. He stated that staff could review the text amendment to compare the different regulations in the primary and secondary recharge areas.

**3. Ordinance: City-wide Text Amendment for Gas Station Standards** ~ 2:45 p.m.  
20 min.

The Council will receive a briefing about a proposal that would amend various sections of Title 21A of the *Salt Lake City Code* pertaining to the minimum distances that any gas station can be from a river, stream, or other water body, a park, or open space area over a certain size. The proposal would establish more stringent zoning standards for any gas station that is located in the secondary groundwater recharge area of the City and prohibit new gas stations that do not meet the proposed standards regardless of whether they are permitted or conditioned land use in an allowable zoning district.

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**Brian Fullmer** and **Diane Martinez** presented information on the Text Amendment for Gas Station Standards.

**Council Request**

Council Member Puy requested that recycling efforts be included in the proposal, requiring gas stations to implement recycling instead of their current methods.

4. **Ordinance: Zoning Map Amendment at Approximately 450 East 700 South** ~ 3:05 p.m.  
20 min.

The Council will receive a briefing about a proposal that would amend the zoning of the property at approximately 450 East 700 South from RMF-35 (Moderate Density Multi Family Residential) to RMF-30 (Low Density Multi Family Residential). The proposal would enable the construction of two new houses on the property in a configuration similar to how properties in the area would have been historically divided. There is a private easement intended to preserve an existing house on the property. As it is a private easement, the City does not have a legal interest in it. The project is located within Council District 4. Petitioner: Trevor Cell, property owner.

**Brain Fullmer** introduced the item.

**Aaron Barlow** and **Krissy Gilmore** presented information on the Zoning Map Amendment.

5. **Resolution: Updating Salt Lake City's Collective Bargaining and Employee Representation Processes** ~ 3:25 p.m.  
20 min.

The Council will receive a briefing about a resolution that would update the City's longstanding practice of recognizing the representation of eligible employee groups by labor organizations for the purpose of collective bargaining. It would authorize the continuation of this practice and make several adjustments including creating a process to determine whether a group of eligible employees should be represented by a different labor union or exclusive representative.

**Katie Lewis, Jonathan Pappasideris, and Jaysen Oldroyd** provided and discussed the following information:

- Proposal to amend the City's current collective bargaining and employee representation process
- Union representation and bargaining changes
- Recommendation from the attorney department to adopt the resolution to make timely updates

**Council Request**

Council Member Young requested clear messaging be provided regarding unions.

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6. **Tentative Break** ~ 3:45 p.m.  
20 min.

7. **Informational: Initial Discussion of Legislative Intent for Fiscal Year 2024-25** ~ 4:05 p.m.  
40 min.

The Council will hold the first of three planned briefings on its Legislative Intent statements for Fiscal Year 2024-25. Legislative Intent is a formal request the Council makes of the Administration that are adopted along with the annual budget. This briefing will consist of conversations with the Administration designed to exchange any preliminary information and feedback needed to clarify each Intent. In addition, the Council will review and consider any staff recommendations for closing some previous years' intents.

**Allison Rowland** presented and discussed information regarding Legislative intent.

Council Members, **Mary Beth Thompson** and Allison Rowland discussed the following:

- Adding ambient noise consideration to the noise policy, as well as cross-agency and governmental solutions
- Neighborhood District Signs intent logistics and what signs would be funded
  - Including technology when updating signs within the city
- Concerns that chicken fees and mobile business/food truck fees for the community were too expensive
- Sidewalk and lane closures were more of an issue, including the need for a process to monitor and ensure timely completion
- Mary Beth Thompson spoke on the review process and time frame of the Consolidated Fee Schedule
- Stacking of projects and increasing fees to create a more cohesive process for completing construction

8. **Ordinance: Budget Amendment No.1 for Fiscal Year 2024-25 Follow-up** ~ 4:45 p.m.  
45 min.

The Council will receive a follow-up briefing about Budget Amendment No.1 for the Fiscal Year 2024-25 Budget. Budget amendments happen several times each year to reflect adjustments to the City's budgets, including proposed project additions and modifications. The proposed amendment includes three new full-time employee positions in the Attorney's Office related to restructuring and moving the City Prosecutor's team, Fleet Block pre-development work and demolition, a new line of credit for the Airport Redevelopment Project, additional funding to several parks capital improvement projects and new ongoing funding for maintenance of Public Lands properties, among other items.

For more information visit [tinyurl.com/SLCFY25](https://tinyurl.com/SLCFY25).

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**Ben Luedtke, Mary Beth Thompson, and Greg Cleary** presented the following information:

- Park Impact Fees projects
  - Liberty Park Rotary Play Park and playground
  - Folsom Trail landscaping and irrigation
  - Warm Springs Park
  - North Gateway Parks
  - Pioneer Park

Council Members discussed the reallocation of funding to update Pioneer Park, considering the community's requested amenities and necessary developments.

Council Member Mano supported transferring funding from the Ballpark area to Pioneer Park for bond funding and acknowledged that the Ballpark redevelopment would need to be funded sooner rather than later.

**Council Member Dugan** asked why the parks were chosen over other projects. **Tom Millar** spoke about the project and stated the following:

- The chosen projects were determined by what ones had current development momentum and community input and could be completed within a reasonable time frame to fulfill community feedback to finish specific projects
- Pioneer Park projects include expanding/updating the dog park, mister installments, and adding pickleball courts

**Straw poll:** Support funding from Park Impact Fees to fund the projects for the Liberty Park Playground, Folsom Trail, Warm Springs, Smiths Ballpark, and Pioneer Park. All Council Members were in favor.

**Council Member Petro requested an additional briefing update on all bond projects (sales tax revenue project). He stated that the request for further information was not a reflection of negligence on the City or staff but an example of the City's dedication and hard work to ensure Green Space keeps pace with population.**

**Ben Luedtke's** presentation continued:

- Council-Added Items
  - I-1 Replacing Trees and Landscaping on North Temple
    - Remove dead trees
    - Replant new trees
    - Rehabilitate the affected area by the herbicide spraying incident
  - I-2 Capital Investment Programs (CIP) Allocations
    - Funding from the canceled Sorenson Center project to California Avenue pedestrian and safety improvements
  - I-3 CDBG-CV Grant Awards
    - Onetime funding for Switch-point and reallocating the funds into the community

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- I-4 Analytics Contracts – funding for additional surveys
- I-5 Police Noise Enforcement

**Straw Poll:** Support item I6 for a one-time transfer from the General Fund for consultant services related to the transition of the City Prosecutors office. All Council Members were in support.

**Standing Items**

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

Report of Chair and Vice Chair.

*There was no report.*

**10. Report and Announcements from the Executive Director**

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

*There was no report.*

**11. Tentative Closed Session**

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

- a. discussion of the character, professional competence, or physical or mental health of an individual;
- b. strategy sessions to discuss collective bargaining;
- c. strategy sessions to discuss pending or reasonably imminent litigation;
- d. strategy sessions to discuss the purchase, exchange, or lease of real property, including any form of a water right or water shares, if public discussion of the transaction would:
  - (i) disclose the appraisal or estimated value of the property under consideration; or
  - (ii) prevent the public body from completing the transaction on the best possible terms;
- e. strategy sessions to discuss the sale of real property, including any form of a water right or water shares, if:
  - (i) public discussion of the transaction would:
    - (A) disclose the appraisal or estimated value of the property under consideration; or
    - (B) prevent the public body from completing the transaction on the best possible terms;

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- (ii) the public body previously gave public notice that the property would be offered for sale; and
- (iii) the terms of the sale are publicly disclosed before the public body approves the sale;

- f. discussion regarding deployment of security personnel, devices, or systems; and
- g. investigative proceedings regarding allegations of criminal misconduct.

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

**Motion:**

**Moved by Council Member Wharton, seconded by Council Member Dugan to enter into Closed Session for the purposes of strategy sessions to discuss pending or reasonably imminent litigation and attorney-client matters.**

**AYE:** Victoria Petro, Daniel Dugan, Chris Wharton, Alejandro Puy, Darin Mano, Sarah Young, Eva Lopez Chavez

**Final Result:** 7 – 0 Pass

**Motion:**

**Moved by Council Member Dugan, seconded by Council Member Lopez Chavez to exit closed session.**

**AYE:** Victoria Petro, Daniel Dugan, Chris Wharton, Alejandro Puy, Darin Mano, Sarah Young, Eva Lopez Chavez

**Final Result:** 7 – 0 Pass

Closed Session Started at 5:33 pm

Held via Zoom and in the Work Session Room (location)

Council Members in Attendance: Council Members Petro, Wharton, Mano, Puy, Young, Dugan, and Lopez Chavez.

City Staff in Attendance: Mayor Mendenhall, Katherine Lewis, Michael Lee, Megan Yuill, Jennifer Bruno, Lehua Weaver, Ben Luedtke, Nick Tarbet, Allison Rowland, and Cindy Lou Trishman.

Closed Session ended at 6:30 pm

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Meeting adjourned at 6:30 pm

Minutes Approved:

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City Council Chair Victoria Petro

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City Recorder

Please refer to Meeting Materials (available at <https://data.slc.gov> by selecting City Council Meeting Information) for supportive content including electronic recordings and comments submitted prior to or during the meeting. Websites listed within the body of the Minutes may not remain active indefinitely.

This document along with the digital recording constitutes the official minutes of the City Council Work Session meeting held Tuesday, September 3, 2024 and is not intended to serve as a full transcript. Please refer to the electronic recording for entire content pursuant to Utah Code §52-4-203.