

**Tooele City Council and
Tooele City Redevelopment Agency of Tooele City, Utah
Business Meeting Minutes**

Date: Wednesday, January 4, 2017
Time: 7:00 p.m.
Place: Tooele City Hall, Council Chambers
90 North Main Street, Tooele, Utah

City Council Members Present:

Brad Pratt, Chairman
Steve Pruden
Dave McCall
Scott Wardle
Debbie Winn

City Employees Present:

Mayor Patrick Dunlavy
Roger Baker, City Attorney
Glenn Caldwell, Finance Director
Chief Ron Kirby, Police Department
Jim Bolser, Public Works and Community Development Director
Heidi Peterson, Communities that Care Director
Michelle Pitt, City Recorder
Lisa Carpenter, Deputy Recorder

Minutes prepared by Cami Cazier.

Chairman Pratt called the meeting to order at 7:00 p.m.

1. Pledge of Allegiance

The Pledge of Allegiance was led by Chairman Pratt.

2. Roll Call

Brad Pratt, Present
Steve Pruden, Present
Debbie Winn, Present
Scott Wardle, Present
Dave McCall, Present

Chairman Pratt recognized and welcomed Boy Scout Troop 868. They were in attendance to work on their Communications and Citizenship in the Community merit badges.

3. Tooele Applied Technology College (TATC) Student of the Year: Gail McGraw

Presented by Scott Snelson

Mr. Snelson is the President of Tooele Applied Technology College (TATC). He wanted to first share an update on the accomplishments of TATC during the past year. Their completion rate was 83%, the placement rate was 97%, and the pass rate was 100%, with most of those students finding employment. So far this school year, enrollment is up 30%. The Utah College of Applied Technology (UCAT) recently selected Dave Woolstenhulme as the new Commissioner for Technical Education. A new government structure has also been established within the UCAT system. A new Practical Nursing program has been implemented, and is up and running successfully. This past fall, TATC became federal financial aid eligible. Students are now able to apply for this aid. They recently had a site visit from their national accrediting body, the Council on Occupational Education. The results showed zero findings or recommendations, and two commendations. As a result, TATC received full accreditation. Mr. Snelson expressed his gratitude and appreciation to the Council and City for their support and leadership provided to TATC.

Mr. Snelson introduced Ms. Gail McGraw as the recipient of the TATC Student of the Year Award. There are eight colleges within the UCAT system in Utah. Each college selects a Student of the Year. Ms. McGraw is an Information Technology student currently enrolled. She is a retired colonel from the military with over thirty years of experience. As the recipient of this award, Ms. McGraw was given a \$1,000 cash award, which she deferred to the two runners-up. She will now compete against the other UCAT recipients of this award, the winner of which will receive a new Ford Focus. Mr. Snelson turned the time over to Ms. McGraw.

Ms. McGraw was honored to be able to come before the City Council to share her story. Her mantra, “the mind is a terrible thing to waste,” was instilled on her by her parents who wished for her to appreciate her education. She compared knowledge and education to a tree. With the proper care and nourishment, a good root system is established and allows it to grow tall and strong. It can also help other people by providing shade and fruit. Because of the support from her family, she has been able to be successful with her education. She earned two masters degrees and served for 33 years in the military. While exploring her next educational goal, she came across information about TATC. She was impressed with the variety of programs offered, and was immediately welcomed by the staff at TATC.

During her time in the military, Ms. McGraw recognized the need for understanding technology and decided to pursue her studies in IT. She is a year into the program and loves the flexibility of her coursework. She believes that her education from TATC will allow her to be more confident, competent, and competitive in the work force. She encouraged everyone to look into their programs, and is grateful that she chose to continue her education at TATC.

Chairman Pratt thanked Ms. McGraw and also encouraged those in attendance to get to know TATC and everything they have to offer our community.

Chairman Pratt recognized and welcomed Cub Scout troop 4230. Their theme for this month is Cub City Council, so they wanted to come see what goes on during the Tooele City Council meeting.

4. Mayor's Youth Recognition Awards

Presented by Mayor Dunlavy, Heidi Peterson and Chief Ron Kirby

Mayor Dunlavy welcomed and thanked those in attendance. Community participation is important to make a city great. He appreciates this part of City Council meeting to honor some special young people. He encouraged the audience to pay attention to the wonderful things that will be said about these special youth. He introduced Heidi Peterson, Director of Communities that Care and Chief Ron Kirby of the Police Department.

Ms. Peterson also thanked those in attendance and expressed her appreciation to be able to work in the greatest department in the greatest city in the state of Utah. We are very fortunate to live in a city that cares so much about families and youth. Through the Communities that Care program, they are able to gather data to determine where the youth are at the most risk. In order to protect and buffer them, the very best programming has been implemented for our youth and families.

One of the programs offered through Communities that Care is a free, five week parenting program called Guiding Good Choices. This awesome resource adds tools to parents' toolbox to help their families. Ms. Peterson encouraged everyone to check it out on the Tooele City website and register to attend. The next workshop starts January 26, 2017.

The next program offered to the community is relatively new, and is called QPR, or Question, Persuade, and Refer. These three steps help to identify those at risk for suicidality. Unfortunately, this is a growing risk not only to our county, but our state and nation. Tooele City strives to be proactive, and over the last 2 ½ years, over three thousand people have been trained to know the signs of suicidality and are able to use a skill set to help their friends and loved ones get the help that they need. Registration for this program is also offered on the Tooele City website. This training can also be brought to a workplace or group.

The last program Ms. Peterson highlighted is called Second Step. This program is partnered with the Tooele County School District. Second Step is an evidence based program that helps teach kids valuable life skills used not only in the classroom, but outside as well. They learn coping skills as they encounter anxiety and anger, and how to make good friends. They also learn how to resist pressure to get involved in drugs and alcohol. The Tooele City Police Department helps in this effort by visiting schools and talking with the students about making good choices.

In order for kids to be successful, they need to be recognized for the good things they do. The recipients of this award will be receiving backpacks that include donations from local agencies and business that want to congratulate and support these students. There is also a certificate signed by the Mayor.

Ms. Peterson then presented the Mayor's Youth Recognition Awards to the following students:

- * Audrey Gale, Copper Canyon Elementary
- * Lindsey Boren, Northlake Elementary
- * Ayden Fitch, Overlake Elementary
- * Kaliah Fernandez, Settlement Canyon Elementary
- * Alyssa Murray, Sterling Elementary
- * Maddie Paystrup, Sterling Elementary
- * Karlee Mead, Sterling Elementary
- * Jacey Mudrow, West Elementary
- * Christian Garner, West Elementary

Mayor Dunlavy again expressed his appreciation to be a part of recognizing these amazing students for the wonderful things they do. He also thanked the parents, grandparents, and other family members for their role in supporting these kids.

A brief recess was taken for a picture of the recipients and their certificates with the City Council members and Mayor. The photo will be included in the Tooele Transcript.

5. Public Comment Period

Chairman Pratt opened the public comment period to anyone who would like to come forward and address the Council. He requested that those who come forward to please sign the roster at the podium and state their name clearly because the meeting is being recorded. He asked that comments be limited to 3 minutes.

No one came forward.

Chairman Pratt closed the public comment period at 7:47 pm.

6. Election of Council/RDA Chair & Board/Committee Assignments

Presented by Chairman Pratt

Every year the leadership of the Tooele City Council and RDA is re-elected. Chairman Pratt opened the discussion for nominations for a new Tooele City Council Chairperson and Vice Chairperson.

Councilman Pruden nominated Councilwoman Winn as Chair. Councilman McCall seconded the motion. No other nominations were presented. Councilwoman Winn accepted the nomination. All members of the Council voted in favor.

Councilman Wardle nominated Councilman Pruden as Vice Chair. Councilman Pratt seconded the motion. No other nominations were presented. Councilman Pruden accepted the nomination. All members of the Council voted in favor.

Councilman Pratt next opened the discussion for nominations for a new RDA Chairperson and Vice Chairperson.

Councilman Pruden nominated Councilman Pratt as RDA Chair. Chairwoman Winn seconded the motion. No other nominations were presented. Councilman Pratt accepted the nomination. All members of the Council voted in favor.

Councilman Pruden nominated Councilman Wardle as RDA Vice Chair. Councilman McCall seconded the motion. No other nominations were presented. Councilman Wardle accepted the nomination. All members of the Council voted in favor.

The Board/Committee assignments list for 2017 is attached at the end of this report.

Councilman Pratt expressed his appreciation for the opportunity to serve as Chairman of the City Council. He acknowledged that the city staff and Mayor work very hard to take care of Tooele City, and it has been an honor to work with them in the capacity of Chairman. He turned the remainder of the meeting over to Chairwoman Winn.

Chairwoman Winn thanked Councilman Pratt for the wonderful job that he has done over the past three years. She especially appreciates his professionalism and respect shown to her over the years.

7. Ordinance 2017 - 01 An Ordinance of the Tooele City Council Establishing the Dates, Time and Place of its Public Meetings in 2017

Presented by Michelle Pitt

Ms. Pitt stated that they are required by state code and city charter to set the dates, time and place of their public meetings for 2017. Tooele City Council meetings will remain on the 1st and 3rd Wednesdays of each month at City Hall, 90 North Main Street, at 7:00 p.m. The Council may call additional meetings as needed and may cancel a meeting if necessary. The dates are as follows:

January 4th & 18th
February 1st & 15th
March 1st & 15th
April 5th & 19th
May 3rd & 17th
June 7th & 21st
July 5th & 19th
August 2nd & 16th
September 6th & 20th
October 4th & 18th
November 1st & 15th
December 6th & 20th

Councilman McCall moved to approve Ordinance 2017 - 01. Councilman Pruden seconded the motion. The vote was as follows: Councilman McCall, “Aye,” Councilman Wardle, “Aye,” Councilman Pratt, “Aye,” Councilman Pruden, “Aye,” and Chairwoman Winn, “Aye.”

8. PUBLIC HEARING & MOTION on Ordinance 2016 – 20 An Ordinance of Tooele City Amending the Tooele City General Plan, Land Use Element from Medium Density Residential (MDR), Mixed Use General (MU-G), and General Commercial (GC) to Rural Residential (RR) for Property Located Near 3263 North Highway 36

Presented by Jim Bolser

Mr. Bolser first expressed his appreciation to Councilman Pratt for his service as City Council Chair. He also expressed gratitude for the opportunity to now work with Chairwoman Winn.

The subject property for this ordinance and the next item on the agenda is owned by Home Savings Bank. It is located at the very north end of the community on the west side of Highway 36. Home Savings Bank acquired this property some years back from the previous land owner. They have been unsuccessful in being able to get it off their books. This proposal is to amend the General Plan Land Use Map designation and to follow that with amending the zoning classification for the property to provide a more generalized zoning classification and corresponding land use designation in hopes that the property will be more appealing to a potential buyer. (Overhead slides of maps were shown to provide a visual image of the changes being requested). The proposal is to revise and re-assign the property to the Rural Residential land use classification. The current Zoning Map shows that the subject property is currently zoned R1-10 with the area around the subject property as RR-5. This Ordinance regarding zoning would change the subject property to RR-5 as well.

The Planning Commission has heard both Ordinances and has forwarded a unanimous positive recommendation on both items.

Chairwoman Winn opened the public hearing.

Don Ballard, Executive Vice-President of Home Savings Bank, came forward. He expressed his appreciation to the Council for considering this issue. It’s been seven years since he last addressed the Council on this property, and they are anxious to move the property from their books. They’ve been working with the Planning Commission, Paul Hansen and Roger Baker to remove the exactions that were placed on the property in 2006 and 2010. He believes that these exactions have been detrimental in being able to sell the property. With the changes from these Ordinances, he hopes to find a buyer soon.

Chairwoman Winn closed the public hearing at 7:57 pm.

Councilman Pruden moved to approve Ordinance 2016 – 20. Councilman Pratt seconded the motion. The vote was as follows: Councilman McCall, “Aye,” Councilman Wardle, “Aye,” Councilman Pratt, “Aye,” Councilman Pruden, “Aye,” and Chairwoman Winn, “Aye.”

9. PUBLIC HEARING & MOTION on Ordinance 2016 – 21 An Ordinance of Tooele City Amending the Tooele City Zoning Map for Property Located Near 3263 North Highway 36 from R1-10 to RR-5

Presented by Jim Bolser

As this item was discussed with the previous item, Mr. Bolser asked to move to the public hearing.

Chairwoman Winn opened the public hearing. No one came forward.

Chairwoman Winn closed the public hearing at 7:59 pm.

Councilman Wardle moved to adopt Ordinance 2016 – 21. Councilman Pruden seconded the motion. The vote was as follows: Councilman McCall, “Aye,” Councilman Wardle, “Aye,” Councilman Pratt, “Aye,” Councilman Pruden, “Aye,” and Chairwoman Winn, “Aye.”

10. PUBLIC HEARING & MOTION on Ordinance 2016 – 23 An Ordinance of the Tooele City Council Vacating Dedicated Public Utility Easements on Lots 116 and 117 of Tooele Heights Subdivision Phase 1

Presented by Jim Bolser

This proposal is also related to the next item. (Slides were presented to show the location of the two lots in the subject proposal). Lots 116 and 117 of the Loma Vista Subdivision are both owned by the Burdine Family. Their home sits on one of the lots and they wish to combine the lots into a single property. In order to do that, the public utility easement between the two lots needs to be vacated. The location of the easement is on the back of the property, where there is no need to access public utilities. These utility companies have all signed off to verify that there is no need for the easement.

The Planning Commission has heard this item also, and has forwarded a unanimous positive recommendation for the Council’s consideration.

Chairwoman Winn opened the public hearing. No one came forward.

Chairwoman Winn closed the public hearing at 8:02 pm.

Councilman Pratt moved to approve Ordinance 2016 – 23. Councilman Wardle seconded the motion. The vote was as follows: Councilman McCall, “Aye,” Councilman Wardle, “Aye,” Councilman Pratt, “Aye,” Councilman Pruden, “Aye,” and Chairwoman Winn, “Aye.”

11. Final Plat for the Burdine Minor Subdivision, a One Lot Subdivision Located at 417 South 1230 East to Combine Lots 116 and 117 of the Tooele Heights Subdivision, Phase 1

Presented by Jim Bolser

This item is for the property described in the above Ordinance. By combining the lots, the boundaries of the lots will not change. The Planning Commission has also heard this item and has forwarded a unanimous positive recommendation.

Councilman Wardle moved to approve the Final Plat for the Burdine Minor Subdivision, a One Lot Subdivision Located at 417 South 1230 East to Combine Lots 116 and 117 of the Tooele Heights Subdivision, Phase 1. Councilman Pratt seconded the motion. The vote was as follows: Councilman McCall, “Aye,” Councilman Wardle, “Aye,” Councilman Pratt, “Aye,” Councilman Pruden, “Aye,” and Chairwoman Winn, “Aye.”

12. Resolution 2017 - 02 A Resolution of the Tooele City Council Accepting the Completed Public Improvements Associated with Copper Canyon P.U.D. Phase 3 Subdivision

Presented by Jim Bolser

When a subdivision completes their construction, an inspection process is completed to make sure that everything has been done properly and is complete. The certificate of completion is then presented to the City Council so that the City can formally accept those improvements and officially make them public property. The third phase of the Copper Canyon P.U.D. subdivision was completed about a year ago and the improvements were accepted with the exception of landscaping and other minor technicalities. These have all been completed, reviewed, and it is now presented to the Council to accept these improvements.

Councilman McCall moved to approve Resolution 2017 – 02. Councilman Pruden seconded the motion. The vote was as follows: Councilman McCall, “Aye,” Councilman Wardle, “Aye,” Councilman Pratt, “Aye,” Councilman Pruden, “Aye,” and Chairwoman Winn, “Aye.”

13. Minutes: December 7th, 16th, and 28th, 2016

Councilman Pruden moved to approve the minutes for the four meetings held on December 7th, 16th, and 28th, 2016 as presented. Councilman McCall seconded the motion. The vote was as follows: Councilman McCall, “Aye,” Councilman Wardle, “Aye,” Councilman Pratt, “Aye,” Councilman Pruden, “Aye,” and Chairwoman Winn, “Aye.”

14. Invoices

Presented by Michelle Pitt

Ms. Pitt presented the following invoices for Tooele City Council approval:

- * Performance Auto for three vehicles for the Community Development/Public Works in the amount of \$70,110.00
- * Rehrig Pacific Co. for 486 90-gallon garbage cans in the amount of \$28,044.74
- * Boys and Girls Club of Greater Salt Lake in the amount of \$40,000.00

Councilman Pratt moved to approve the invoices as presented by Ms. Pitt. Councilman Wardle seconded the motion. The vote was as follows: Councilman McCall, “Aye,” Councilman Wardle, “Aye,” Councilman Pratt, “Aye,” Councilman Pruden, “Aye,” and Chairwoman Winn, “Aye.”

15. Adjourn

Councilman Pruden moved to adjourn the meeting. Councilman McCall seconded the motion. The vote was as follows: Councilman McCall, “Aye,” Councilman Wardle, “Aye,” Councilman Pratt, “Aye,” Councilman Pruden, “Aye,” and Chairwoman Winn, “Aye.”

The meeting adjourned at 8:09 pm.

The content of the minutes is not intended, nor are they submitted, as a verbatim transcription of the meeting. These minutes are a brief overview of what occurred at the meeting.

Approved this 18th day of January, 2017

Debbie Winn, Tooele City Council Chair

TOOELE CITY COUNCIL COMMISSION & BOARD APPOINTMENTS 2017

Commission / Board	Number	Term	Appointed By	Council Appointee
City Council	5	4	Electorate	Chair: Debbie Winn Vice Chair: Steve Pruden
Planning Commission	7	4	Mayor Appoints 4; Council Appoints 3; Council Liaison	Liaison: David McCall
Library Board	5 – 9	3	Mayor (with Council consent); 1 Appointee may be a Councilperson	David McCall
Redevelopment Agency	5 (Council)	–	–	Chair: Brad Pratt Vice Chair: Scott Wardle
RDA Taxing Entity Committee	8	–	Council (“legislative body”) Appoints 2	Brad Pratt Glenn Caldwell
Municipal Building Authority	6 (Council & Mayor)	–	–	N/A
Council of Governments	13	–	Mayor Appoints 2 (with Council consent)	Brad Pratt Scott Wardle
Museum Advisory Board	7 – 14	3	Mayor (with Council consent); Mayor is a Member	Debbie Winn
Employee Grievance Appeal Board	5	2	3 by Vote of Full-Time City Employees; Council Appoints 2 of its own Members	Scott Wardle David McCall
Historical Preservation Commission	5	–	Mayor (with Council consent)	N/A
Accessibility Committee	3	2	Mayor (with Council consent); 1 Member from Engineering	N/A
Local Boundary Commission	7	4	Mayors of Municipalities Appoint 2 Elected Municipal Officials	David McCall Debbie Winn
North Tooele City Special Service District	6	4	City Council Appoints 5 Residents of the District and 1 Ex Officio Councilperson	Debbie Winn
PAR Tax Board	5 (Council)	–		Chair: Debbie Winn
Arts Council Board	7	4	2 City Council Members	Steve Pruden Brad Pratt
Board of Appeals (UBC)	None Specified; Must be Qualified	No Term Limit	City Council	N/A
Communities That Care (CTC)	25	1	CTC Coordinator	Brad Pratt
Economic Development Corporation (inactive)	16	–	Mayor Appoints 1 (with Council consent)	N/A
Council on Aging (Senior Citizen Center)	–	–	County Commission	Scott Wardle

USU Board	-	-	City Council	Scott Wardle
Sister City Committee	-	-	City Council	<i>Vacant</i>
Homeless Coordination Committee	-	-	City Council	David McCall
Utah League of Cities and Towns Legislative Policy Committee	-	-	City Council / Mayor	Steve Pruden Roger Baker
Tooze City Water Special Services District	5 (Council)	-	City Council	Chair: Debbie Winn
Pre-Disaster Mitigation Planning Team	1 (Council)	-	City Council	David McCall