



**MINUTES OF A WORK SESSION AND REGULAR
MEETING OF THE VINEYARD CITY COUNCIL
May 10, 2017 at 6:00 PM**

Present

Mayor Randy Farnworth
Councilmember Tyce Flake
Councilmember Julie Fullmer
Councilmember Dale Goodman

Absent

Councilmember Nate Riley

Staff Present: City Manager/Finance Director Jacob McHargue, Public Works Director/Engineer Don Overson, Utah County Sheriff's Deputy Collin Gordon, Community Development Director Morgan Brim, Building Official George Reid, City Recorder Pamela Spencer

Others Present: Residents and Planning Commissioner Cristy Welsh, Resident Marcus Jessop

6:02 PM WORK SESSION

Mayor Farnworth opened the work session at 6:02 PM. The invocation was given by City Manager/Finance Director Jacob McHargue.

OPEN SESSION – *Citizens' Comments*

Mayor Farnworth called for public comment. Hearing none, he closed the public session.

PLANNING COMMISSION UPDATE AND RECOMMENDATIONS TO THE COUNCIL – Planning Commission Chair Chris Judd – Chair Judd was excused.

MAYOR AND COUNCILMEMBERS' REPORTS/DISCLOSURES/RECUSALS

There were no council reports.

STAFF REPORTS

City Manager/Finance Director – Jacob McHargue – Mr. McHargue reported that the new Director for the Utah Valley Dispatch Board had resigned and that they would be holding a special meeting to discuss plans for hiring a new director. He said that he and the mayor met with Shawn Seager and Andrew Jackson with the Mountainland Association of Governments (MAG) to discuss the rail spur removal and the Utah Department of Transportation (UDOT) bond. He said that Mr. Jackson was working with UVU and some of the legislators to decide where the bond was to be spent. He said that Mr. Jackson thought there would be money for the Vineyard FrontRunner station.

Mr. McHargue reported that longtime Vineyard resident Margaret Robins passed away. He mentioned that the Vineyard Heritage Days Celebration would be held this Saturday at Gammon Park. He added that he met with the representative for Walmart.

Public Works Director/Engineer – Don Overson – Mr. Overson reported that he had received three bids for the Main Street & Center Street striping and was in the process of selecting a contractor. He reported that the school crossing would be presented at an Orem City Council meeting to approve the raising of the speed limit on 400 South. He added that this would be taken care of before school started in the fall. He explained the changes that they would be making in front of Vineyard Elementary School to help with the traffic issues. Councilmember Fullmer asked if they would be painting the curb red in front of the LDS church building on 400 South. Mr. Overson replied that they would need to discuss it. He mentioned that residents on the north side of 400 South did not want their curb painted red. He said that Freedom Preparatory Academy and Franklin Discovery Academy's lights had been ordered and would be installed before school started in the fall. He reported that they were waiting for permission to access the Clegg property so they could do the survey for the 400 South expansion. He reported that The Shores' detention pond and park design were completed and that he would be presenting them to council for approval.

Mr. Overson reported that they were waiting to hear from Union Pacific about the amended contract for the removal of the rail spur. He stated that staff was still progressing as if the removal would be completed. There was a discussion about access to some of the property that needed to be acquired.

Mr. Overson reported that the Mill Road street lighting design was completed and that Black & McDonald would be installing them as soon as their other projects were finished. He mentioned that there had been a fire in the waste piles at Timpanogos Special Service District (TSSD), so they had to close down accepting green waste until further notice.

Attorney – David Church – Mr. Church was excused.

Utah County Sheriff's Department – Deputy Collin Gordon – Deputy Gordon gave his quarterly report. Highlights of the report were:

	1 st Quarter of 2016	4 th Quarter of 2016	1 st Quarter of 2017
Calls for Service	774	958	1122
Law Incidents	189	213	309
Citations	81	94	96

The report gave a breakdown of the different types of services and compared them to last year at the same time. Deputy Gordon mentioned that they were getting busier. He added that they were getting into their busy season.

Deputy Gordon said that there was a question about a new narcotic that people were using. He explained what the 'Flaaka' drug was. Councilmember Fullmer asked if there had been any cases since the incident in Orem. Deputy Gordon replied that they had not seen a lot of the drug around. He added that there no were no cases in Vineyard yet.

Deputy Gordon reported that it had been brought to his attention that there had been a lot of burglaries and thefts in the community. He said that they had nine cases of burglary or theft since March 1. He said that the city had posted on social media encouraging residents to report any suspicious activity or crimes.

Mayor Farnworth asked about the No Fire signs on the lake. Deputy Gordon replied that some of the signs had been installed and that more would be installed soon.

Community Development Director – Morgan Brim – Mr. Brim reported that the Planning Commission had met on April 5 to discuss amendments to the Site Plan Ordinance, which would streamline the process. He added that they were also amending the Zoning Map and the General Plan. He mentioned that there was a Parks and Trails subcommittee for the General Plan amendment. They would be discussing how they could engage the public to help find amenities that residents would want and making sure they would be fiscally supported.

Mr. Brim reported that Utah Valley Homebuilders Association (UVHBA) was developing a plan to submit to the city.

Mr. Brim reported that they were finishing up some of the amendments to the Zoning Ordinance so that the Use Table would correspond with the Zoning Map. He mentioned that Coconut Cove would be having a grand opening at 10AM on May 11 and would like someone from the council to attend. They wanted to invite all residents to attend.

Mr. Brim reported that at the Development Review Committee (DRC) they would be having UVU students attend to discuss a possible library location and an overall plan. He said that they would present their findings to staff and then to the Planning Commission.

Mr. Brim reported that under Economic Development he was working to bring large projects to Vineyard. He said the John Owens, the broker for Walmart, said that Walmart was fully committed to building in Vineyard. He said that it would be contingent with certain things. They were also looking at other sites in Vineyard.

Mr. Brim reported that the University of Utah would like to work with the city on a class project that would be either research or design related. He said the he was in the process of hiring an unpaid intern to develop a detailed demographic and building report for the city. He mentioned that UVU was looking at purchasing an additional 60 acres just north of the property they own north of the Vineyard Connector.

Mr. Brim reported that the amendment to Homesteads Development Agreement was in the process of being drafted by City Attorney David Church. He explained that he was working with Councilmember Flake on tree standards to provide guidance for the developers and residents. He mentioned that The Alloy Apartment complex would be expanding their parking lot on the north and south sides. He added that he was working with a hotel group that was interested in possibly locating in Vineyard.

City Recorder – Pamela Spencer – Ms. Spencer had no new items to report.

Building Official – George Reid – Mr. Reid briefly went over the monthly reports for March and April.

Highlights for March:

- \$ 175,306 Revenue for residential
- \$ 11,364 Revenue for commercial
- \$ 186,671 Total revenue for March
- \$ 106,091 Estimated for March
- \$1,460,658 Total revenue to date for 2017
- \$ 829,300 Total projected for 2017

- \$1,231,809 Projected for 2018
- 105 Unit Permits issued
- 66 Building Applications received
- 100 Applications in review
- 41 Plans approved
- 511 Active Construction Sites
- 842 Total Inspections

Highlights for April

- \$ 350,000 Revenue for residential
- \$ 46,708 Revenue for commercial
- \$ 396,709 Total revenue for April
- \$ 81,000 Estimated for April
- \$1,857,366 Total revenue as of to date for 2017
- \$ 829,300 Total projected for 2017
- \$1,454,231 Projected for 2018
- 213 Unit Permits issued
- 119 Building Applications received
- 56 Applications in review
- 133 Plan approved
- 565 Active Construction Sites
- 836 Total Inspections

Mr. Reid reported that year to date they had 700 building permits. He gave a residential occupancy breakdown: total number of Certificates of Occupancy – 2,519. Using the county factor of 3.17 members per household we have about 8,000 residents. He added that this number did not include the 587 units under construction and 126 units approve for building permit issuance.

Mr. Reid mentioned that they would be holding their annual contractor luncheon on May 25 from noon to 1:30 PM.

Mayor Farnworth commented on how many inspections that was per day and per hour. Mr. McHargue explained the timelines from when plans were submitted until the inspections hit. He said that they were expecting a huge push for inspections coming in June. They wanted to increase the number of inspectors from West Coast Code Consultants, Inc. (WC³) to work full time for the summer.

Water/Sewer Operator – Sullivan Love – Mr. Love was excused.

DISCUSSION ITEMS

No items were submitted.

ITEMS REQUESTED FOR FUTURE AGENDAS

- | <i>Item</i> | <i>Requested by</i> |
|-------------------------------------|--|
| • Tree Standards | City Planner Morgan Brim and
Public Works Director/Engineer Don Overson |
| • Updated Contract with Utah County | City Manager Jacob McHargue |

- Sheriff's Office*
• *Public Safety Building Basement Finish* *Building Official George Reid*

6:43 PM **REGULAR SESSION**

MAYOR'S APPOINTMENTS

Building Department – Board of Appeals5 vacancies
RecorderPamela Spencer
TreasurerMariah Hill

Mayor Farnworth appointed all of the names that were presented and agreed to allow Mr. Reid to work with them to determine who would sit on the board as needed.

Mayor Farnworth appointed Pamela Spencer as the City Recorder and Mariah Hill as the Treasurer.

Council was in favor of all of the appointments.

CONSENT ITEMS

- a) Approval of the February 22, 2017 City Council Meeting Minutes
- b) Approval of the April 12, 2017 City Council Meeting Minutes
- c) Utah County 2017 Municipal Recreation Grant Program

Mr. McHargue gave a brief explanation about the Utah County grant program. Mr. Overson mentioned that there were three projects they would like to use the grant on.

- 1. convert the tennis court to a pickleball court.
- 2. recondition the horseshoe pits
- 3. resurfacing the courts.

Mr. Overson mentioned that they had to match \$1,000 of the grant money awarded.

Mayor Farnworth called for a motion.

Motion: COUNCILMEMBER FULLMER MOVED TO APPROVE THE CONSENT ITEMS. COUNCILMEMBER FLAKE SECONDED THE MOTION. ALL PRESENT WERE IN FAVOR. MOTION CARRIED WITH ONE ABSENT.

BUSINESS ITEMS

11.1 DISCUSSION AND ACTION –Tentative 2017-2018 Fiscal Year Budget

City Manager/Finance Director Jacob McHargue will present the tentative 2017-2018 Fiscal Year Budget. The Mayor and City Council will adopt the tentative budget and set a Public Hearing for May 24, 2017 and the final budget approval for June 14, 2017.

Mayor Farnworth turned the time over to City Manager/Finance Director Jacob McHargue.

Mr. McHargue explained that council needed to accept the reports as the tentative budget for the city. Highlights of the projected budget were that there was a 25 percent growth from last year. He said that any leftover money would be put into the Capital Projects Fund. He was budgeting more money into the Building Permit Revenue to offset the cost for contracted labor.

Mayor Farnworth called for a motion.

Motion: COUNCILMEMBER FLAKE MOVED TO ACCEPT THE PROPOSED TENTATIVE BUDGET, SET A PUBLIC HEARING FOR MAY 24, 2017. COUNCILMEMBER GOODMAN SECONDED THE MOTION. ROLL CALL WENT AS FOLLOWS: MAYOR FARNWORTH, COUNCILMEMBERS FLAKE, FULLMER, AND GOODMAN VOTE AYE. COUNCILMEMBER RILEY WAS ABSENT. MOTION CARRIED WITH ONE ABSENT.

Council took a short break at 6:53 PM. The meeting resumed at 7:03 PM.

YOUTH COUNCIL SWEARING-IN CEREMONY

Ms. Spencer swore in the Youth Councilmembers: Christopher Aldous, Michael Aldous, Abby Allred, William Welsh, and Kyler Wood.

CLOSED SESSION

No closed session was held.

ADJOURNMENT

Mayor Farnworth called for a motion to adjourn the meeting.

Motion: COUNCILMEMBER FLAKE MOVED TO ADJOURN THE MEETING AT 7:07 PM. COUNCILMEMBER FULLMER SECONDED THE MOTION. ALL PRESENT WERE IN FAVOR. MOTION CARRIED WITH ONE ABSENT.

The next regularly scheduled meeting is May 24, 2017.

MINUTES APPROVED ON: May 24, 2017

CERTIFIED CORRECT BY: /s/ Pamela Spencer
PAMELA SPENCER, CITY RECORDER