

# **Murray City Municipal Council**

## **Chambers**

## **Murray City, Utah**

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The Municipal Council of Murray City, Utah, met on Tuesday, the 21<sup>st</sup> day of August 2018 at 6:30 p.m., for a meeting held in the Murray City Council Chambers, 5025 South State Street, Murray, Utah.

The meeting was conducted by Jim Brass

**Council Members Present:**

Dave Nicponski, Council District 1  
Dale Cox, Council District 2  
Jim Brass, Council District 3  
Diane Turner, Council District 4/Council Chair  
Brett Hales, Council District 5

**City Staff Present:**

Blair Camp, Mayor  
Jennifer Kennedy, City Recorder  
G.L. Critchfield, City Attorney  
Janet Lopez, Council Administrator  
Doug Hill, Chief Administrative Officer  
Jennifer Heaps, Communications and Public Relations Director  
Craig Burnett, Police Chief  
Dave Florin, Battalion Chief  
Joey Mittelman, Fire Captain  
Jonathan Jastram, Fire Captain  
Christian Owensbey, Firefighter  
Scott White, Fire Captain  
Brain MacNeil, Fire Engineer  
Russell Sneddon, Paramedic/Firefighter  
Tad Raban, Paramedic/Firefighter  
Danielle Winters, Paramedic/Firefighter  
Kim Sorensen, Parks and Recreation Director  
Danyce Steck, Finance Director  
Tim Tingey, Administrative and Development Services (ADS) Director  
Blaine Haacke, General Manager of Power  
Greg Bellon, Assistant General Manager of Power

**Other's in Attendance:**

Citizens

Mr. Brass called the meeting to order at 6:30 p.m.

**5. Opening Ceremonies**

**5.1 Pledge of Allegiance**

The Pledge of Allegiance was led by Greg Bellon, Assistant General Manager of Power.

**5.2 Approval of Minutes**

**5.2.1 None scheduled.**

**5.3 Special Recognition**

**5.3.1 Swearing-In Murray City Battalion Chief Dave Florin.**

Staff Presentation: Mayor Blair Camp and Jennifer Kennedy, City Recorder.

Mayor Camp introduced Mr. Florin and spoke about his career with Murray City.

The Swearing-In Ceremony was performed by Jennifer Kennedy.

**6. Citizen Comments – Comments are limited to 3 minutes unless otherwise approved by the Council.**

Michelle Quist – Candidate for Salt Lake County Council District #4

Ms. Quist is running for Salt Lake County Council District #4. She is here tonight to introduce herself. She is concerned that the cities on the eastside of Salt Lake County are getting ignored. She wants to make sure that someone on the County Council is making sure that the cities priorities are being heard. The County Council doesn't tell cities what to do, cities should be telling their representative what the County should be doing for them. She is a lawyer and has been involved with politics in Utah for about ten years.

**7. Consent Agenda**

**7.1 None scheduled.**

**8. Public Hearings**

**8.1 Public Hearing #1**

**8.1.1 Staff and sponsor presentations and public comment will be given prior to Council action on the following matter:**

**Consider an ordinance amending the City's Fiscal Year 2018 – 2019 Budget.**

Staff Presentation: Danyce Steck – Finance Director

Ms. Steck said the Council is being asked to appropriate \$1,250,000 from the capital projects fund for the construction of Fire Station #81. The city bonded for this project about eight months ago, but once bids were received it was apparent that building costs are higher than they were back then.

The public hearing was open for public comments. No comments were given, and the public hearing was closed.

### **8.1.2 Council consideration of the above matter.**

MOTION: Ms. Turner moved to adopt the ordinance. The motion was SECONDED by Mr. Hales.

Council roll call vote:

Ms. Turner	Aye
Mr. Hales	Aye
Mr. Nicponski	Aye
Mr. Cox	Aye
Mr. Brass	Aye

Motion passed 5-0

### **8.2 Public Hearing #2**

#### **8.2.1 Staff and sponsor presentations and public comment will be given prior to Council action on the following matter:**

**Consider an ordinance relating to land use; amends the Zoning Map for the property located at 4843 South Murray Boulevard, and 495 and 497 West 4800 South, Murray City, Utah from the M-U (Mixed-Use) Zoning District to the C-N (Commercial Neighborhood) Zoning District.**

Applicant: Shared Pharmacy

Staff Presentation: Tim Tingey, ADS Director

Mr. Tingey said this amendment is for three parcels of land and showed a map of the properties (Attachment #1). The proposal is for the property to go from a mixed-use zone to commercial neighborhood zone. A commercial neighborhood zone allows for smaller businesses adjacent to intersections. The Planning Commission considered this item and recommended approval; staff is recommending approval also.

Kris Pasker – PGA&W Architects

Mr. Pasker said he is here tonight to answer any questions or address any concerns the Council might have. The Council had no questions or concerns for Mr. Pasker.

The public hearing was open for public comments. No comments were given, and the public hearing was closed.

### **8.2.2 Council consideration of the above matter.**

MOTION: Mr. Cox moved to adopt the ordinance. The motion was SECONDED by Ms. Turner.

#### Council roll call vote:

Ms. Turner	Aye
Mr. Hales	Aye
Mr. Nicponski	Aye
Mr. Cox	Aye
Mr. Brass	Aye

Motion passed 5-0

### **8.3 Public Hearing #3**

#### **8.3.1 Staff and sponsor presentations and public comment will be given prior to Council action on the following matter:**

**Consider an ordinance relating to land use; amends the Zoning Map for the property located at 1177 West Bullion Street, Murray City, Utah from the A-1 (Agricultural) Zoning District to the R-1-10 (Residential Single Family) Zoning District.**

Applicant: Ivory Development

#### Staff Presentation: Tim Tingey, ADS Director

Mr. Tingey showed a map of the property (Attachment #2) which is part of the Ivory Development. This proposal is to facilitate an exchange of property with the adjacent property owner. This item was considered by the Planning Commission at their July 5, 2018 meeting and they forwarded a recommendation of approval.

#### Brian Prince – Ivory Homes

Mr. Prince said the intent of the rezone and property acquisition is to provide lots on the other side of Murray Hollow Lane, which is the primary access to the Murray Cove subdivision. The original subdivision plat only had space for lots on the west side. Ivory Homes worked out a deal with the adjacent property owner and acquired this parcel to add 10,000 square foot lots on the east side.

The public hearing was open for public comments. No comments were given, and the public hearing was closed.

#### **8.3.2 Council consideration of the above matter.**

MOTION: Mr. Hales moved to adopt the ordinance. The motion was

SECONDED by Ms. Turner.

Council roll call vote:

Ms. Turner	Aye
Mr. Hales	Aye
Mr. Nicponski	Aye
Mr. Cox	Aye
Mr. Brass	Aye

Motion passed 5-0

**8.4 Public Hearing #4**

**8.4.1 Staff and sponsor presentations and public comment will be given prior to Council action on the following matter:**

**Consider an ordinance relating to land use; amends the Zoning Map for the property located at 5832 South Murray Parkway Avenue, Murray City, Utah from the A-1 (Agriculture) Zoning District to the R-1-8 (Residential Single Family) Zoning District.**

Applicant: Ivory Development

Staff Presentation: Tim Tingey, ADS Director

Mr. Tingey said this is similar to the item in Public Hearing #3. He showed a map of the property (Attachment #3). This is a zone change from A-1 Agricultural to R-1-8, allowing for single family homes on a minimum of an 8,000 square foot lot. This is to facilitate an exchange of property to add additional depth to some of the lots. This item was considered at the July 5, 2018 Planning Commission meeting where the Planning Commission recommended approval. Staff is also recommending approval.

The public hearing was open for public comments. No comments were given, and the public hearing was closed.

**8.4.2 Council consideration of the above matter.**

MOTION: Ms. Turner moved to adopt the ordinance. The motion was SECONDED by Mr. Nicponski.

Council roll call vote:

Ms. Turner	Aye
Mr. Hales	Aye
Mr. Nicponski	Aye
Mr. Cox	Aye
Mr. Brass	Aye

Motion passed 5-0

**9. Unfinished Business**

**9.1 None scheduled.**

**10. New Business**

**10.1 Consider a resolution authorizing and approving the Carbon Free Power Project Power Sales Contract with Utah Associated Municipal Power Systems; the initial Budget and Plan of Finance for the Project; and related matters.**

Staff presentation: Blain Haacke, General Manager of Power

Mr. Haacke said he appreciates the Council's interest and attentiveness to this item. Mr. Haacke said staff is recommending that the city proceed with the continued study in the UAMPS Carbon Free Power Project Development. The Carbon Free Power Project are referred to as SMR's which are small modular reactor's or small nuclear reactors. If the project goes, the SMR's will be located west of Idaho Falls in the Idaho National Lab.

Mr. Haacke said UAMPS has contemplated the feasibility of this project; he remembers hearing about it almost four years ago. Mr. Haacke feels that in some point in time these SMR's could serve as a coal fire power plant replacement. Coal plants are coming under fire and policies and regulations are making them obsolete. There are several coal fire plants that have been shut down and Murray City will have a coal plant, the San Juan coal plan, that will be shut down in 2022. The San Juan coal plant is not a big chunk of our resources but closing it will affect the city.

Mr. Haacke went through the information and correspondence the Council has received on this issue. He thinks the most important thing to think about when talking about SMR resources is that it will add to the diversity of Murray's resource mix. It will be a long term, zero emission resource. It's a resource that's designed to dispatch meaning it blends well with a renewable energy product, such as wind power or solar. SMR's are easily dispatchable and coal fire plants cannot react as fast as SMR's.

Mr. Haacke said Murray is committed to one megawatt worth of study. Hopefully this plant will eventually be 600 megawatts. If the city is still interested after the development study phase is over, Mr. Haacke's intent is to come back before the Council to increase the city's subscription.

Mr. Haacke said that each pellet of nuclear energy is equivalent to 129 gallons of oil, one ton of coal, or 17,000 cubic feet of natural gas.

Mr. Haacke said he has some concerns with this project and he's a little uncomfortable; he also feels that being a little uncomfortable is good. He hopes the technology is there and the price range that has been given to the UAMPS group to

bring this resource in is feasible. If it's not, the city will drop out of this project and walk away. He said the recommendation from the Power Department is pursue this and continue with the study phase.

MOTION: Mr. Nicponski moved to adopt the resolution. The motion was SECONDED by Mr. Cox.

Ms. Turner said this has been difficult and the city has been going over it for a long time. After a lot of research on her part, she has concluded that small nuclear reactors are not something Murray City should be investing in. She believes it is too risky both monetarily and environmentally. She said she can't, in good conscience, vote for approval.

Mr. Hales said with the studying he did and the recommendations from Mr. Haacke and the administration, as well as speaking with the city's attorney, he's a little uncomfortable, but he trusts their opinions. It is hard for him to object to this when so many others are fully recommending it.

Mr. Cox said he appreciates Ms. Turner's concerns, but the Power Department staff are the experts and the Council relies on them. The city needs to look out for power for the next hundred years and this is hopefully a step in the right direction.

Mr. Nicponski said he appreciates the meeting he had earlier where he was able to get his questions answered.

Mr. Brass said having a reliable, 24/7, zero emission resource is critical. Coal fire plants leave a lot of junk around. Nuclear energy is a clean resource although there are concerns about the radio-active material that is left over. If adjustments were made to allow the reprocessing of nuclear fuel in this country, that would reduce those concerns. Right now, until a better zero-emission, reliable source of power is found, he likes this as a way to go. The cost seems reasonable and the city has ways out.

Mr. Brass said everybody wants to talk about SMR's as being new, and in this situation they are, but it's based on reactor technology that's existed in submarines and on navel warships for over 60 years and has operated reliably. It does not require pumps to cool in the event of a full station outage. He feels it's safe and is comfortable with it.

Mr. Brass added he's worked in the power industry his entire career. He's seen a lot of things and he has solar panels on his home. He knows how many days a year he doesn't generate electricity with his renewable panels.

Council roll call vote:

Ms. Turner	Nye
Mr. Hales	Aye

Mr. Nicponski Aye  
Mr. Cox Aye  
Mr. Brass Aye

Motion passed 4-1

**10.2 Consider a resolution authorizing the execution of an Interlocal Cooperation Agreement authorizing Murray City's membership and participation in the Jordan River Commission.**

Staff presentation: Kim Sorensen, Parks and Recreation Director

Mr. Sorensen said this item is for the Council to consider a resolution to join the Jordan River Commission. Last week the Jordan River Commission gave a presentation at the Committee of the Whole meeting. Since that time, the Council has received the by-laws from the Jordan River Commission as well as a copy of the Interlocal Cooperation Agreement. Mr. Sorensen added that the Parks and Recreation Advisory Board is recommending approval of this.

Mr. Nicponski said his understanding is that by being involved with the Jordan River Commission the city will be able to qualify for some grants.

Mr. Sorensen replied that the State Legislature appropriated one million dollars this past year for the Jordan River and the Jordan River Commission is the body that determines where that money goes. The city is eligible for money without being a commission member, but this will give the city a lot more leverage when it comes to getting money.

Mr. Hales verified that joining the Jordan River Commission won't take any authority away from Murray City.

Mr. Sorensen replied the commission does not have any regulatory authority over the city's land use or what the city does with the Jordan River Parkway. They are strictly an advisory group.

MOTION: Mr. Nicponski moved to adopt the resolution. The motion was SECONDED by Mr. Cox.

Ms. Turner noted this has been difficult and she has come to the conclusion that small nuclear reactors is something that the city should not be working with.

MOTION: Mr. Hales moved to adopt the resolution. The motion was SECONDED by Mr. Nicponski.

Council roll call vote:

Ms. Turner Aye  
Mr. Hales Aye

Mr. Nicponski Aye  
Mr. Cox Aye  
Mr. Brass Aye

Motion passed 5-0

**10.3 Consider a resolution approving the City's application for a Grant from the Edward Byrne Justice Assistance Grant Program (JAG).**

Staff presentation: Craig Burnett, Police Chief

Chief Burnett said this is a grant that the city has an opportunity to participate in every year that comes from the Department of Justice. Based on crime statistics there is a certain amount of money that goes out through this grant process. Murray City is large enough that we get a direct grant from the Justice Department. This resolution is making it known that the Police Department intends to apply for the grant this year. The amount of the grant is around \$36,000 and the money will be used for cameras.

MOTION: Mr. Cox moved to adopt the resolution. The motion was SECONDED by Mr. Hales.

Council roll call vote:

Ms. Turner Aye  
Mr. Hales Aye  
Mr. Nicponski Aye  
Mr. Cox Aye  
Mr. Brass Aye

Motion passed 5-0

**10.4 Consider an amendment to the Interlocal Cooperation Agreement between member agencies of the Salt Lake Area Gang Project for the purpose of continuing the collaborative effort against illegal gang activity.**

Staff presentation: Craig Burnett, Police Chief

Chief Burnett said the city has been a member of the Salt Lake Area Gang Project for over 20 years. This is just to clean-up the agreement and have it signed by the participating agencies again. Currently the city is only participating part-time. This isn't anything the city puts money into or gets anything out of other than intelligence and resources when the city needs them. That's why we try to keep somebody involved, they have a lot of resources to help the police out with investigations.

MOTION: Ms. Turner moved to adopt the resolution. The motion was SECONDED by Mr. Nicponski.

Council roll call vote:

Ms. Turner	Aye
Mr. Hales	Aye
Mr. Nicponski	Aye
Mr. Cox	Aye
Mr. Brass	Aye

Motion passed 5-0

**11. Mayor**

**11.1 Report**

Mayor Camp thanked the Council for their support of the budget amendment. The city will now be able to move forward with construction of the new Fire Station.

Mayor Camp said the firefighters who were part of the wildland crew have returned home and are integrating back into their regular work schedules.

Mayor Camp noted that the city's social media sites are being updated and improved and he hopes people have noticed the changes.

**11.2 Questions for the Mayor**

**12. Adjournment**

The meeting was adjourned at 7:12 p.m.

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Jennifer Kennedy, City Recorder

# Attachment 1



4843 South Murray Boulevard  
495-497 South 4800 South



MURRAY  
ADMINISTRATIVE &  
DEVELOPMENT SERVICES



# Attachment 2

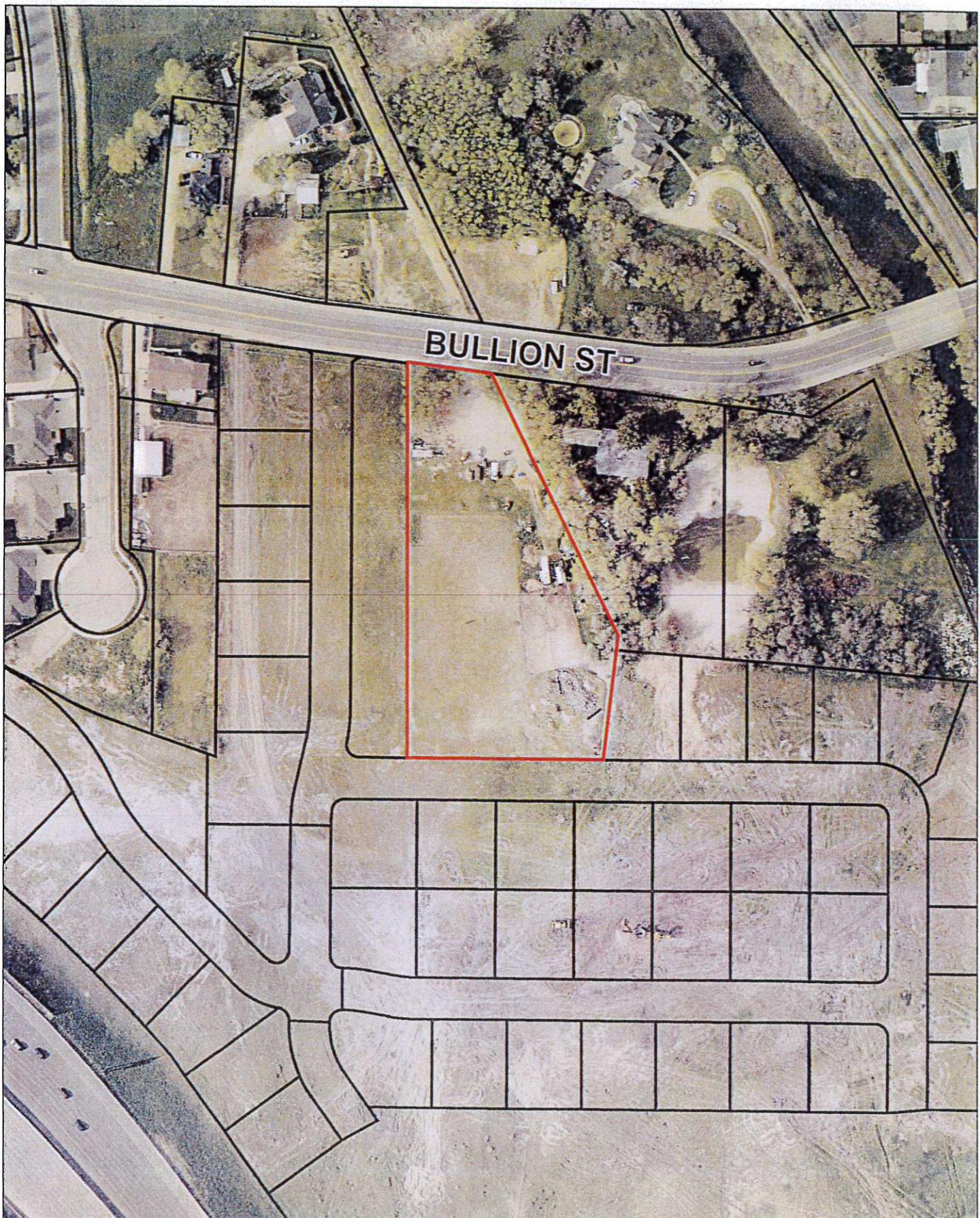


# 1177 W. Bullion Street



MURRAY

ADMINISTRATIVE &  
DEVELOPMENT SERVICES



# Attachment 3



# 5832 S. Murray Parkway Boulevard



MURRAY  
ADMINISTRATIVE &  
DEVELOPMENT SERVICES

