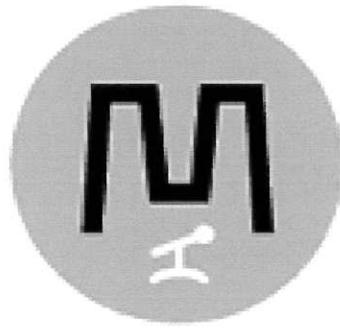


MURRAY
CITY COUNCIL

Council Meeting 6:30 p.m.

Call to Order

Pledge of Allegiance



MURRAY
CITY COUNCIL

Council Meeting Minutes

Murray City Municipal Council Chambers Murray City, Utah

The Murray City Municipal Council met on Tuesday, June 4, 2019 at 6:30 p.m. for a meeting held in the Murray City Center Council Chambers, 5025 South State Street, Murray, Utah.

Council Members in Attendance:

Dave Nicponski, Chair	District #1 – Excused
Dale Cox, Vice Chair	District #2
Jim Brass	District #3
Diane Turner	District #4
Brett Hales	District #5

Others in Attendance:

Blair Camp	Mayor	Jan Lopez	Council Director
G.L. Critchfield	City Attorney	Jennifer Kennedy	City Recorder
Doug Hill	Chief Administrative Officer	Jennifer Heaps	Communications & Public Relations Director
Craig Burnett	Police Chief	Brenda Moore	Controller/Acting Finance Director
Spencer Finlinson	Paramedic/Firefighter	Jon Harris	Fire Chief
Russell Sneddon	Paramedic/Firefighter	Chad Pascua	Battalion Chief
Nick Haskin	Fire Captain	Nick Haskin	Fire Captain
Robert White	IT Director	Joey Mittelman	Fire Captain
Danny Hansen	Senior IT Technician	Steve Ellefson	Fire Engineer
Robyn Colton	Human Resources Director	Steve Roberson	Fire Captain
Citizens			

Opening Ceremonies

Call to Order – Mr. Brass called the meeting to order at 6:30 p.m. and excused Dave Nicponski.

Pledge of Allegiance – The Pledge of Allegiance was led by Chad Pascua, Battalion Chief.

Approval of Minutes

Council Meeting – May 21, 2019

MOTION: Ms. Turner moved to approve the minutes. The motion was SECONDED by Mr. Cox. Voice vote taken, all "ayes."

Special Recognition

1. Swearing-In New Murray City Fire Captains, Randy Hallam, Steve Roberson, Nick Haskin.

Staff Presentation: Jon Harris, Fire Chief

Chief Harris explained what it means to be promoted to a Fire Captain. He introduced Randy Hallam, Steve Roberson and Nick Haskin and spoke about each of them.

The Swearing-In Ceremony was performed by Jennifer Kennedy, City Recorder.

Captains Hallam, Roberson, and Haskin introduced their families and had their badges pinned on.

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

Steve Sprouse – Murray City, Utah

Mr. Sprouse said he is retired and lives on a fixed income. He has found that the tiered water rate has become burdensome for him during the summer. His property is .44 acres, most of which is lawn turf so he uses a lot of water. Consequently, he has a high water bill in the summer. He just found out about the equal pay program the city offers for utility customer, but he still feels like he is stuck because he is on a fixed income and would like something done to mitigate that.

Beverly Crangle – Murray City, Utah

Ms. Crangle said the tax on her home increased 26.6% over the last year. She is wondering how much of the city's budget is used for entertainment. Murray is a city that is landlocked and has a lot of retired citizens that are living on fixed incomes. She thinks it is important for the city to say "no" to some things and not say "yes" to everything. She also spoke about hydro and aquaponics.

Public Hearings

Staff and sponsor presentations and public comment will be given prior to Council action on the following matters.

1. Consider an ordinance amending Section 7.04.030 of the Murray City Municipal Code relating to solid waste and recycling fees.

Staff Presentation: Brenda Moore, Finance and Administration Director

Ms. Moore said the purpose of this ordinance is to increase the solid waste fees over the next two years. She explained the cost of recycling has increased over 40% and is continuing to climb. The fees that are currently being charged for solid waste removal are inadequate to cover the city's cost of collection and disposal of solid waste. Ms. Moore noted that the city's contract with Ace Disposal is due to expire in December 2019 at

which time the city will go out to bid a new contract, but the price for solid waste and recycling is expected to increase.

The city is exploring some possible ways to save money in the future which include collecting recycling every other week or not recycling at all and will continue to explore other options to reduce costs for solid waste and recycling.

The public hearing was open for public comments.

Alexander Teemsma – Murray City, Utah

Mr. Teemsma said he hopes the Council continues recycling when they look at new contracts because recycling is good. If prices are going to continue to go up anyway, he would like to see the city contract with a company that offers glass recycling.

Mr. Brass closed the public hearing.

Mr. Brass said he sits on the Wasatch Front Waste and Recycling Board and recycling has been an issue with them too. No one wants to give up recycling. Wasatch Front Waste and Recycling does offer glass recycling. It is an additional cost and is picked up once a month. Murray City does have glass recycling in Murray Park.

The recycling market has flipped upside down. Wasatch Front Waste and Recycling used to make pretty good money on recycling and now they pay close to half a million dollars to run their recycling program. When China closed the door to recycling, the US lost its recycling market. However, Mr. Brass has seen articles where plants in the U.S. are starting to recycle cardboard and paper. He believes we'll work our way out of this which is why no one wants to stop recycling right now.

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. Cox	Aye
Mr. Brass	Aye

Motion passed 4-0

2. Consider public comment on the intended transfer of funds from utility enterprise funds to the General Fund as part of the Fiscal Year 2019 - 2020 Final Budget.
(See Attachment 1 for slides used during this presentation)

Staff Presentation: Brenda Moore, Finance and Administration Director

Ms. Moore said the fund transfer takes a percentage of the Enterprise Fund revenue and brings in into the General Fund. It's a return on investment because the city has its own power, water, sewer, and solid waste fund. The administrative cost allocation is for the Enterprise Funds to pay for the cost of centralized administration. That estimated cost is \$3,540,000.

Ms. Moore said whenever the city transfers money between the Enterprise Funds and General Fund, it has to be voted on by the City Council. She explained how the transfer works and noted that the money is intended to subsidize services which would otherwise require a property tax increase. Ms. Moore noted that only 9% of the money in the General Fund comes from transfers.

Mr. Hales and Ms. Turner thanked Ms. Moore for all her hard work.

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

Mr. Brass said this item would be continued and voted on at the June 18, 2019 City Council meeting.

3. Consider an ordinance adopting the Final 2019 – 2020 Fiscal Year Budgets for Murray City including the Library Fund Budget.

Staff Presentation: Brenda Moore, Finance and Administration Director

Ms. Moore said the budget has been posted on the city's website since May 7, 2019. She went over some minor adjustments that she had made since that time and noted that the new version of the budget is on the website. She noted no reserves were used to balance the budget.

The public hearing was open for public comments.

Beverly Crangle – Murray City, Utah

Ms. Crangle asked what the budget meant for property taxes because of the salary increases for teachers and other cost of living increases. She noted there is a lot of entertainment that goes on at the library. She would like to see some balance in what is expected from the library and how much of it is entertainment that is costing a lot of money and pricing people out of their homes.

Mr. Brass noted that Murray City and the library are not raising property taxes this year.

Mr. Hales stated that teacher salaries come from the Murray School District.

Mr. Brass said that Murray City is between 13% and 14% of your total property tax bill. There are quite a few other taxing entities on that bill that the city has no control over.

Mr. Brass closed the public hearing.

MOTION: Mr. Cox moved to continue consideration of this item until the June 18, 2019 City Council meeting. The motion was SECONDED by Mr. Hales.

Council roll call vote:

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

Motion passed 4-0

Business Items

1. Consider a resolution providing advice and consent to the Mayor's appointment of Robyn Colton as the City's Human Resource Department Director. If approved, Oath of Office will follow.

Staff Presentation: Mayor Blair Camp

Mayor Camp said Ms. Colton has done an amazing job, especially during the past five months. Not only is she qualified for the job of Human Resources Director, but she is capable and has done an outstanding job. She has had some tough human resource issues these past few months that she has been dealing with and has done a great job. Mayor Camp noted he has had numerous comments from Department Heads and other employees who also support this selection.

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

Council roll call vote:

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

Motion passed 4-0

The Swearing-In Ceremony was conducted by Jennifer Kennedy.

2. Consider a resolution providing advice and consent to the Mayor's appointment of Brenda Moore as the City's Finance and Administration Director. If approved, Oath of Office will follow.

Staff Presentation: Mayor Blair Camp

Mayor Camp said Ms. Moore has stepped in and has done an outstanding job during the budget process. Initially, Ms. Moore wasn't going to apply for this position, but as she was put in the role of Interim Director, she decided she could do the job. She has a CPA and a master's degree in Finance.

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

Council roll call vote:

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

Motion passed 4-0

The Swearing-In Ceremony was conducted by Jennifer Kennedy.

3. Consider a resolution approving the Mayor's appointment of Brenda Moore as the City's representative to the Utah Infrastructure Agency (UIA) Board and as an alternate representative to the UTOPIA Board.

Staff Presentation: Mayor Blair Camp

Mayor Camp said he believes the UIA Board requires a representative that has expertise in the area of finance and he would like to appoint Ms. Moore as the city's representative to that Board. Ms. Moore would also serve as the alternate representative for the UTOPIA Board.

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. Cox	Aye
Mr. Brass	Aye

Motion passed 4-0

4. Consider an ordinance amending Section 5.38.020 of the Murray City Municipal Code relating to the dates when sale and use of fireworks are permitted.

Staff Presentation: G.L. Critchfield, City Attorney

Mr. Critchfield said this amendment reduces the amount of days when fireworks can be sold and discharged and would make the city's code consistent with state law.

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. Cox	Aye
Mr. Brass	Aye

Motion passed 4-0

Mayor's Report and Questions

Mayor Camp reported on the following items:

- Mayor Camp thanked the Council for supporting his decision on making Ms. Colton and Ms. Moore Department Heads.
- The Utah Chapter of the American Society of Consulting Arborists (ASA) had their annual tree climbing competition this past weekend in Payson, Utah. Jake Bleazard, Power Department, who won last year also won this year. Another one of the city's arborists, Matt Tingey, took 4th place. Mayor Camp noted that Matt Erkelens, Forestry Supervisor, was in charge of putting this year's competition together and was a head judge.
- The outdoor pool will open this coming Saturday for the season and will remain open through mid-August.
- A new waterline has been installed on Walden Park Drive and the road will be repaved over the next few weeks and will be done by the end of the month.
- The Vine Street construction project between 900 East and 1300 East will start on June 10, 2019. It will have an impact on traffic as they will be putting a new storm drain in down the middle of the street. City staff will be in constant communication with the residents in that area. That project is anticipated to run through the end of November.
- The city is being recognized by Workers Compensation Fund with a safety award for the 2018 calendar year. Mayor Camp added he appreciated the work of the city's risk management team as well as the employees who keep safety a priority.
- The library is holding a kick-off party for their summer reading programs this Saturday at 11:00 a.m. Scales and Tails will be there to provide an educational show.
- The city was notified today from Salt Lake County Flood Control that they are expecting the Little Cottonwood Creek runoff to peak on Thursday or Friday night with flows between 700 and 780 Cubic Feet per Second (CFS). The Little Cottonwood Creek channel should handle up to 700 CFS, but if it gets over 700 CFS, there may be some flooding in Murray Park. Big Cottonwood Creek will peak around the same time. It is anticipated the flow will be around 500 CFS and the channel will handle the flow fine. Both city and county

staff are watching the water flow closely.

Adjournment

The meeting was adjourned at 7:22 p.m.

Jennifer Kennedy, City Recorder

Attachment 1

Public Hearing:
Transfer of enterprise fund money to another fund
Discussion of administrative and overhead costs

UTAH STATE CODE §10-6-135.5

JUNE 4, 2019

What's the difference?



TRANSFERS OUT

Calculation based on a % of the enterprise fund revenue

"Shareholder return on investment" to the General Fund to subsidize services that would otherwise require an increase in property taxes

Contributes approximately 8% of the General Fund revenue (\$4.06 million)

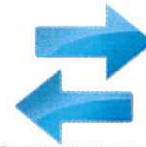
ADMINISTRATIVE COST ALLOCATION

Calculated based on a % of actual administrative services cost

Pay for centralized administrative and professional services including legislative, legal, finance, IT, and human resource services.

Estimated cost to the enterprise funds is \$3.54 million

Transfers to the General Fund

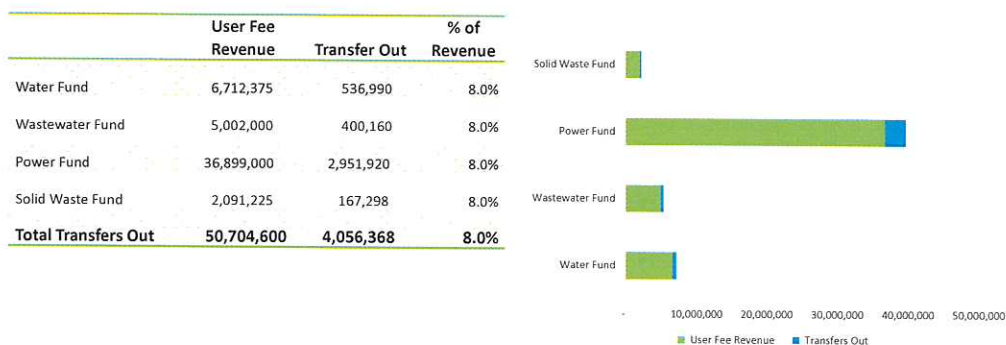


Definition: The movement of cash or other resources from one fund to another

Purpose: Where private sector utility companies are in business to provide a return on investment to its shareholders, Murray City shareholders (taxpayers and citizens) receive this return on investment as a transfer to the General Fund intended to subsidize services which would otherwise require an increase in property taxes.

Methodology: Calculated on 8% of budgeted revenues in the Water, Wastewater, Power, and Solid Waste Funds

FY 2019/2020 Budget



Administrative Services Allocation



Legislation requires “a cost accounting breakdown of how money in the enterprise fund is being used to cover administrative and overhead costs of the city attributable to the operation of the enterprise fund” (USC §10-6-135.5)

Supported by a cost study performed in 2012 by Willdan Financial Services, study included a cost allocation model that can be updated by the City

Departments considered in the allocation model are the Council, Mayor, Finance, Human Resources, City Attorney, City Treasurer, Recorder’s Office, IT, and GIS.

Administrative Services Allocation



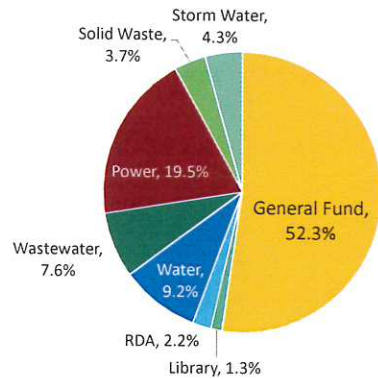
ADMINISTRATIVE SERVICES COST

Department	Total Cost
City Council	\$ 518,176
Mayor	802,902
Finance	638,795
Utility Billing	582,018
HR	446,863
Attorney	496,863
Community Development	295,348
City Treasurer	283,275
Recorder's Office	455,624
IT	1,981,009
GIS	550,856
Facilities	966,246
TOTAL	\$ 8,017,975

ALLOCATION

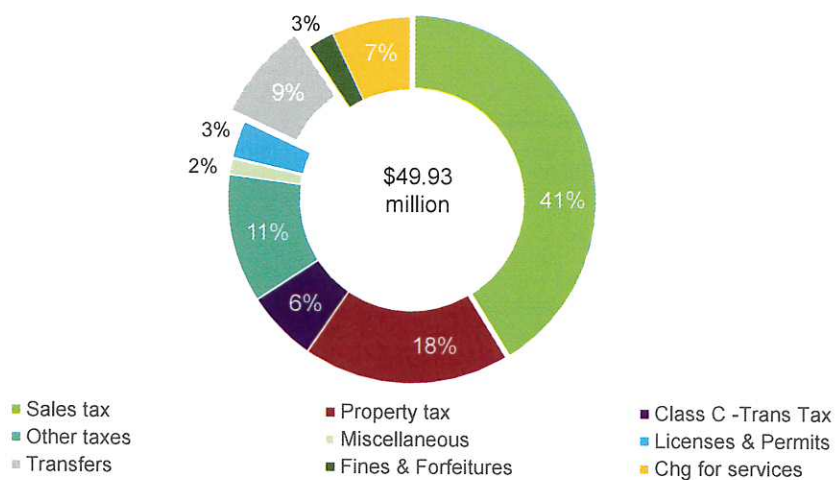
Fund	Allocation %	Allocated Cost
General Fund	52.3%	\$ 4,192,037
Power	19.5%	1,565,960
Water	9.2%	735,652
Wastewater	7.6%	606,375
RDA	2.2%	173,531
Solid Waste	3.7%	293,183
Storm Water	4.3%	347,817
Library	1.3%	103,420
TOTAL	100.0%	\$ 8,017,975

Administrative Services Allocation

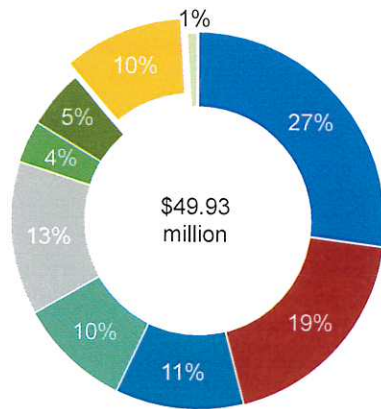


Fund	Allocation %
General Fund	52.3%
Power	19.5%
Water	9.2%
Wastewater	7.6%
RDA	2.2%
Solid Waste	3.7%
Storm Water	4.3%
Library	1.3%
TOTAL	100.0%

Where It Comes From: General Fund



Where It Goes: General Fund



■ Police
■ General gov't
■ Debt

■ Fire
■ Parks & Recreation
■ Transfers out

■ Public works
■ Development
■ Other



MURRAY
CITY COUNCIL

Special Recognition #1



MURRAY

Finance & Administration Department

**Employee of the Month, Janet Rowland,
CRS Billing Editor, Utility Billing**

Council Action Request

**Council Meeting
June 18, 2019**

Department Director Brenda Moore Phone # 801-264-2513 Presenter Brenda Moore and Brett Hales Required Time for Presentation Is This Time Sensitive No Approval: N/A June 6, 2019	Purpose of Proposal <ul style="list-style-type: none">• City Council Employee of the Month Award Action Requested <ul style="list-style-type: none">• Informational only. Attachments <ul style="list-style-type: none">• Employee of the Month Recognition Form Budget Impact <ul style="list-style-type: none">• None Description of this item <p>Janet has worked for Murray City for 6 years and is a valued employee who is willing to learn new things and step up into new roles when asked.</p>
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EMPLOYEE OF THE MONTH RECOGNITION

DEPARTMENT:

DATE:

Finance and Administration

6/18/2019

NAME of person to be recognized:

Submitted by:

Janet Rowland

Brenda Moore

DIVISION AND JOB TITLE:

Utility Billing, CSR/Billing Editor

YEARS OF SERVICE:

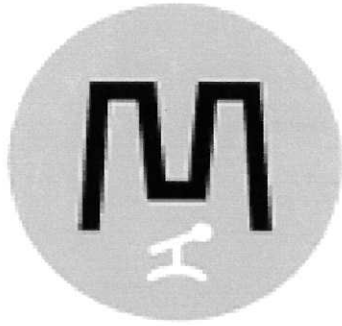
Full time 6 years

REASON FOR RECOGNITION:

After spending almost 20 years as the Cafe Manager at the Murray Parkway golf course Janet joined the Utility billing division in January 2013 and has been an asset in every way. She is easy to get along with and gives 110% every day. Janet delivers great customer service and is well liked by her co-workers. Recently, during office staffing shortages, she has been more than willing to learn new things and step up into additional roles as "team leader" and "interim supervisor", and has done an amazing job.

COUNCIL USE:

MONTH/YEAR HONORED June 18, 2019



MURRAY
CITY COUNCIL

Citizen Comments

Limited to three minutes, unless otherwise approved by Council



MURRAY
CITY COUNCIL

Consent Agenda



MURRAY


Mayor's Office

Appointment of Dustin P. Lewis to the Murray Library Board of Trustees

Council Action Request

Council Meeting

Meeting Date: June 18, 2019

Department Director Kim Fong	Purpose of Proposal Appointment of new board member
Phone # 801-264-2585	Action Requested Consider confirmation of the Mayor's appointment of Dustin P. Lewis to the Murray Library Board of Trustees
Presenters Mayor Camp	Attachments See attached resume
	Budget Impact No budget impact
Required Time for Presentation	Description of this Item Dustin P. Lewis will be appointed to the Murray Library Board of Trustees for District #2 for a three year term, from 6/30/2019 to 6/30/2022. This position was previously held by Drew Pearson, who completed one full term.
Is This Time Sensitive Yes	
Mayor's Approval 	
Date June 5, 2019	

DUSTIN P. LEWIS, CEM, MEP, CFM, ARM, UCEM

672 KRISTA CT ♦ MURRAY, UT, 84123
(801) 864-9081 ♦ blkftn8tiv@hotmail.com ♦ KE7VVQ

SUMMARY OF QUALIFICATIONS

- Over twenty-three years of municipal government experience in multiple areas of operations and management
- Experience in developing and supporting a variety of programs for local government agencies
- Outstanding ability to network with others and form collaborative partnerships
- Ability to administer budgets and support personnel for success
- Sound knowledge to manage projects, grants and programs under federal, state and local government guidelines, and regulations
- Excellent public speaking and presentation skills

WORK EXPERIENCE

CITY OF SOUTH JORDAN, SOUTH JORDAN, UT

Assistant City Manager	2017 - Present
Director of Administrative Services	2015 - 2017
Director of Emergency & Risk Management	2008 - 2015
Emergency Manager	2007 - 2008
Emergency Management Coordinator	2006 - 2007

EASTERN KENTUCKY UNIVERSITY

Adjunct Faculty	2012 - 2017
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CITY OF CENTERVILLE, CENTERVILLE, UT

Emergency / Drainage Utility Supervisor	1999-2006
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UNITED STATES GEOLOGICAL SURVEY, SALT LAKE CITY, UT

Internship	1998-1999
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CITY OF BLACKFOOT, BLACKFOOT, ID

Lifeguard / Night Manager	1994-1994
Lifeguard /Swim Instructor	1989-1992

EDUCATION

MASTER OF SCIENCE, EMERGENCY MANAGEMENT

Jacksonville State University, Jacksonville, AL

2006

BACHELOR OF SCIENCE, GEOGRAPHY

University of Utah, Salt Lake City, UT

1999

CERTIFICATE, NATURAL HAZARD MITIGATION PLANNING

University of Utah, Center for Natural and Technological Hazards

1999

PROFESSIONAL CERTIFICATIONS

UTAH CERTIFIED EMERGENCY MANAGER, UCEM Utah Division of Emergency Management	2015 - Present
MASTER EXERCISE PRACTITIONER, MEP Federal Emergency Management Agency	2012 - Present
ASSOCIATE IN RISK MANAGEMENT, ARM American Institute for Chartered Property Casualty Underwriters	2011- Present
CERTIFIED EMERGENCY MANAGER, CEM International Association of Emergency Managers	2009- Present
CERTIFIED FLOODPLAIN MANAGER, CFM Association of State Floodplain Managers	2005- Present

PROFESSIONAL SERVICE

INTERNATIONAL ASSOCIATION OF EMERGENCY MANAGERS Strategic Planning Committee – Region 8 Representative	2010 - Present
DEPARTMENT OF HOMELAND SECURITY SCIENCE AND TECHNOLOGY DIRECTORATE First Responder Research, Development, Testing and Evaluation Working Group Member	2010 - Present
SALT LAKE VALLEY HOMELAND SECURITY GRANTS COUNCIL Councilmember	2009 - 2015
UTAH LIEUTENANT GOVERNOR'S EMERGENCY MANAGEMENT ADMINISTRATIVE COUNCIL Councilmember	2008 - Present
UTAH EMERGENCY MANAGERS ASSOCIATION President Elect ('06), President ('07), Past President ('08), Volunteer ('09-'11)	2006 - 2011
UTAH FLOODPLAIN AND STORMWATER MANAGEMENT ASSOCIATION Boardmember, Vice-chair, Chair	2004 - 2014

MEMBERSHIPS / PROFESSIONAL AFFILIATIONS

- UTAH CITY MANAGERS ASSOCIATION
- UTAH EMERGENCY MANAGEMENT ASSOCIATION
- INTERNATIONAL ASSOCIATION OF EMERGENCY MANAGERS
- UTAH FLOODPLAIN AND STORMWATER MANAGEMENT ASSOCIATION
- ASSOCIATION OF STATE FLOODPLAIN MANAGERS
- UTAH PUBLIC RISK MANAGEMENT ASSOCIATION
- RADIO AMATEUR CIVIL EMERGENCY SERVICE

HONORS / AWARDS

- UEMA PRESIDENTS AWARD FOR SERVICE, 2010, Utah Emergency Management Association
- PHI KAPPA PHI , 2006, Jacksonville State University
- ADVANCED PROFESSIONAL DEVELOPMENT SERIES, 2003, Federal Emergency Management Association
- PROFESSIONAL DEVELOPMENT SERIES, 2003, Federal Emergency Management Association
- OUTSTANDING LEADERSHIP, 2001, Utah Floodplain and Stormwater Association
- GAMMA THETA UPSILON, 1999, University of Utah

REFERENCES

Available upon request



MURRAY



Mayor's Office

Reappointment of Sage Fitch to the Library Board

Council Action Request

Council Meeting

Meeting Date: June 18, 2019

Department Director Kim Fong	Purpose of Proposal Reappointment of board member
Phone # 801-264-2585	Action Requested Consider confirmation of the Mayor's reappointment of Sage Fitch to the Library Board
Presenters Mayor Camp	Attachments See attached resume 
	Budget Impact No budget impact
Required Time for Presentation	Description of this Item Sage Fitch will be reappointed to the Library Board in District #3 for a 2-year term, ending 6/18/2021. Sage has fulfilled Bobbi Henry's partial term dates 9/19/2018 to 6/30/2019.
Is This Time Sensitive Yes	
Mayor's Approval 	
Date May 31, 2019	

L. Sage Fitch

215 E Maple Street Murray, UT 84107

Home: (801) 440-7537

laurelsagefitch@gmail.com

Employment History

2/2015 – Present

- **Noxious Weed Supervisor** – Salt Lake County Weed Control Program, Health Department. Salt Lake City, UT.
As the Noxious Weed Supervisor for Salt Lake County, I am responsible for management of the Salt Lake County Noxious Weed Control Program which is a state mandated technical resource program involving Noxious Weeds. As Supervisor, I develop and manage noxious weed education and outreach, biological control, grant writing and project coordination, weed mapping and monitoring, chemical control, stewardship, and coordination of the Salt Lake County Weed Board for Salt Lake County. I currently supervise 1 seasonal position and I am responsible for the Noxious Weed Budget. In this role, I have had the honor to work with numerous partners and provide advice to both public and private landowners on weed management issues, and respond to complaints and requests for information. In addition, I am privileged to act as a technical expert for the Mountain Accord Technical Committee, Cottonwood Canyons Program Planning Committee, and the Jordan River Technical Advisory Committee on noxious weed and invasive plant issues.

11/2004 – 2/2015

- **Noxious Weed Specialist** – Salt Lake County Weed Control Program, Public Works – Operations. Midvale, UT.
As the Noxious Weed Specialist for Salt Lake County, I was responsible for multiple aspects of noxious weed management including grant writing, project coordination, weed mapping and educational outreach. In addition to these duties, I acted as coordinator and chairperson of the Bonneville CWMA. In these roles, I collaborated with multiple agencies and landowners at the local, state, and federal level to develop successful integrated weed management projects on high priority noxious weeds throughout Salt Lake County. Some of my additional accomplishments include leveraging over \$500K in grant funding and matching contributions over a 10 year period, and the development of educational programs such as “Purge your Spurge”, “Bugs with an attitude”, and the Salt Lake County Weed program website www.weeds.slco.org.

8/2004 – 11/2004

- **Outreach Coordinator** – The Living Planet Aquarium, Salt Lake City, UT.
As Outreach Coordinator for the Living Planet Aquarium, I was responsible for presenting and scheduling the Utah Waters Van; a grant funded K-5 educational outreach program focused on water, plants, and wildlife conservation.

5/2002 – 8/ 2004

- **Noxious Weed Control Specialist** – King County Noxious Weed Program. Seattle, WA.
As a Noxious Weed Control Specialist in King County, I worked as part of a team to control noxious weeds by providing education and technical information to both private landowners and public agencies. In addition to public outreach, I surveyed, monitored, and mapped existing infestations using ArcView and Microsoft Access.

5/2001 – 5/ 2002

- **Environmental Scientist** – Applied Environmental Services, Inc. Port Orchard, WA.

As an Environmental Scientist I performed environmental evaluations in compliance with local and state regulations including: Wetland delineation, wetland mitigation, and monitoring, along with Biological Assessment/ Evaluations. In addition to report writing, I performed numerous wetland delineations using the three-parameter methodology throughout the Puget Sound region.

3/2000- 5/2001

- **Wetland Specialist** – Krazan & Associates, Inc. Poulsbo, WA.

As a Wetland Specialist I provided an array of ecological evaluations in compliance with local and state regulations including: Wetland delineation, wetland monitoring, Plant installation and inspection, and Natural Resource Inventory. I provided the division with project management including cost proposals and report writing.

5/1999 – 8/1999

- **Research Intern** – Denver Botanic Gardens, Research Department, Rare Plant Program. Denver, CO.

As a research Intern I collect and monitored data of several Colorado endemics. My responsibilities also included propagation of native plants for revegetation of the Rocky Mountain Arsenal.

Education and Training

- Bachelors of Science in Plant Science (Horticulture) with a minor in Botany. Utah State University; Logan, UT. December 1998.
- Basic Wetland Delineation Training. Wetland Training Institute; Seattle, WA. September 2000
- Introduction to GIS. Olympic College; Bremerton, WA. October – November 2001.

Certifications and Skills

- Certified Non-commercial Pesticide Applicator license for Utah; 2016-2018.
- Certified Public Operators Pesticide License for WA; 2002- 2005.
- Certificate of Wetland Professional in Training. Society of Wetland Scientists, September 2002.
- Experienced in computer word and data processing programs including: Microsoft Word, Excel, Access, Photoshop, Collage, and ArcGIS.
- Proficient in use of GPS and GPS related software.
- Knowledge and ability to identify plant species, both native and invasive, in the Intermountain west and the Pacific Northwest using dichotomous keys.



MURRAY



Mayor's Office

Reappointment of Brent Gardner to the Library Board

Council Action Request

Council Meeting

Meeting Date: June 18, 2019

Department Director Kim Fong Phone # 801-264-2585 Presenters Mayor Camp	Purpose of Proposal Reappointment of board member Action Requested Consider confirmation of the Mayor's reappointment of Brent Gardner to the Library Board Attachments See attached resume  Budget Impact No budget impact Description of this Item Brent Gardner will be reappointed to his second term on the Library Board in District # 4 for a 2-year term, ending 6/18/2021.
Required Time for Presentation Is This Time Sensitive Yes Mayor's Approval  Date May 31, 2019	



Brent Gardner

Resume for District 4 – Library Board of Trustees

Work Experience

Wasatch Electric, Salt Lake City, Utah (1998- Present)

Current Position – Project Manager (14 years)

I have also worked as a Contract Administrator, Estimator, and Accounts Payable Rep.

Education

- M.B.A. – University of Utah
- B.S. - Electrical Engineering – University of Utah
- Hunter High School

Contact Information

- Address:
5369 Montrose Street
Murray, UT 84107
- Email:
brentagardner@gmail.com
- Cell Phone # 801-381-7407

Letter of Interest

I am an avid reader and have enjoyed visiting libraries since I was young. I still read books that I borrow from the library, but I also enjoy listening to books. Over the years, libraries have evolved from just providing books and magazines, to providing workshops, entertainment (such as story and music time), and a place for those with limited access to computers and the internet. It is important to provide many opportunities to patrons that use the library for a variety of reasons, and these opportunities keep changing. As a member of the library board, I would like to help influence how the Murray Library deals with changes in technology, changes in interests, and changes in patrons. As these changes continue to occur it is important to keep the library relevant to all generations. The Murray Library is a gathering place, and an important institution in the city of Murray and I would be honored to serve as a member of this board.



MURRAY


Mayor's Office

Appointment of David Hunter to the MCCD Design Review Committee

Council Action Request

Council Meeting

Meeting Date: June 18, 2019

Department Director Melinda Greenwood	Purpose of Proposal Appointment of new board member
Phone # 801-270-2428	Action Requested Consider confirmation of the Mayor's appointment of David Hunter to the MCCD Design Review Committee
Presenters Mayor Camp	Attachments See attached resume
	Budget Impact No budget impact
Required Time for Presentation	Description of this Item David Hunter has agreed to be appointed to the MCCD Design Review Committee to fill the position vacated by Fredy Pimentell, with the term ending on 1/1/2020.
Is This Time Sensitive Yes	
Mayor's Approval 	
Date May 29, 2019	

DAVID ROBERT HUNTER, ARCHITECT

1038 BULLION STREET

MURRAY, UT 84123

DAVIDHUNTER711@GMAIL.COM

801-560-3191

EDUCATION

MASTER OF ARCHITECTURE—University of Utah	1988
BACHELOR OF FINE ARTS—University of Utah	1986
ASSOCIATE DEGREE—Architectural Technology—Salt Lake Community College	1983
GRADUATE—Murray High School	1977

PROFESSIONAL EXPERIENCE

CHURCH OF JESUS CHRIST OF LATTER-DAY SAINTS

Sept. 2004 – Present

SPECIAL PROJECTS DIVISION

Duties: Design Architect in Meetinghouses, Welfare, Seminaries and Institutes until 2008;
Temple Design Architect from 2008 to Present.

Significant Projects include acting as Design Architect for:

[Cedar City, Utah Temple](#)

Dedicated December 10, 2017

Star Valley, Wyoming Temple

Dedicated October 30, 2016

Port au Prince, Haiti Temple

(Under Construction)

Winnipeg, Manitoba Temple

(Under Construction)

Montreal, Quebec Remodel

Rededicated November 22, 2015

Oakland, California Temple Remodel

Rededicated June 16, 2019

Oklahoma City, Oklahoma Temple Remodel

Rededicated May 19, 2019

JSA ARCHITECTS

2004

Duties: Project Architect for residential, commercial, and institutional projects.

WATTS & ASSOCIATES

2004

Duties: Project Architect for residential, commercial, and institutional projects.

TRACY STOCKING & ASSOCIATES

Feb. 2000 – 2002

Duties: Project Architect for residential, commercial, and institutional projects.

Significant Projects Include: Residence for Dan and Mim Allison, Alta, UT

BRIXEN & CHRISTOPHER ASSOCIATES ARCHITECTS

Feb. 1999 – Feb. 2000

Duties: Project Architect for Commercial, and institutional projects, client contact, construction documents, specifications, presentation drawings and rendering.

Significant Projects Include: The Roosevelt Education Center, Utah State University

BABCOCK DESIGN GROUP

April 1991 – Feb. 1999

Duties: Design and Project Architect for many significant residential, commercial, and institutional projects, client contact, construction documents, specifications,

presentation drawings and rendering.

Significant Projects Include:

Residence for Mitt & Ann Romney (1995)
Residence for Steve and Margaret Wheelwright (Under Construction)
Residence for Bill and Joanne Shiebler (1999)
Historical Replica of Huntsman Hotel, This is the Place Monument (1996)
Broadway Office Building, Salt Lake City (1999)
The Garff Family Ranch, Brown's Canyon, Utah (1997)
Family Compound for Mr. Craig Tillotson, Oakley, Utah (1993)

MOFFITT PARTNERSHIP, LAS VEGAS, NV

1989-1991

Duties: Intern Architect for many significant residential, commercial, and institutional projects, client contact, construction documents, specifications, presentation drawings and renderings.

Significant Projects Include:

Equestrian Park Master Plan, Floyd Lamb State Park (1990)
Silk Purse Ranches (Joe McNamee, Owner) (1989)
Marina Hotel & Casino Renovation Master Plan (Not built-1989)
Frank and Vicki Fertitta Tennis Pavilion, University of Nevada Las Vegas

FREE-LANCE DESIGN AND RENDERING BUSINESS

1986 – 1999, 2002-2004

Duties: Rendering, sketching and design for many significant clients

Significant Projects Include:

Historical Record Drawings-Newhouse Building, Salt Lake City (1987)
Residence Remodel for Andrew & Leigh Ann Morse (1997)
Residence Remodel for Ron & Ann Collier (1999)

OTHER EXPERIENCE

INSTRUCTOR OF ARCHITECTURAL GRAPHICS & DRAWING—

LDS Business College (2006-2011)

Clark County Community College, Las Vegas, Nevada (1990-1991)

Mike Lin Graphics Seminar, Manhattan, Kansas (Student & Instructor) (May 2001)

BYU Idaho, Rexburg, Idaho (September 2001)

Murray City Planning and Zoning Board (2003-2006)

Special Architectural Consultant to Murray City Council, Richard Stauffer (2000)

PERSONAL

MARRIED— Cheryl Ann Griffiths Hunter

CHILDREN— Emilee Patricia Hunter Follett and David Spencer Hunter

HOBBIES AND INTERESTS

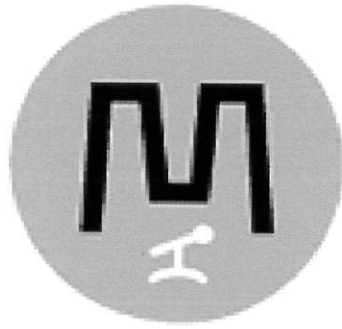
Singing, Guitar, Reading, Chess, Drawing, Painting, Cartooning, History and Travel

AWARDS INCLUDE:

Ensign Award, Pioneer Day Float Committee, 1995– Float Design "First Parade"

Ensign Award, Pioneer Day Float Committee, 2000– Float Design "Mission to Mars"

Portfolio Examples can be found here: [David's Doodles](#), [Here](#) and more upon Request



MURRAY
CITY COUNCIL

Public Hearing #1



MURRAY


Department/Agency Finance & Administration

Budget Amendment Fiscal 2018-2019 Budget

Council Action Request

Council Meeting

Meeting Date: June 18, 2019

Department Director Brenda Moore Phone # 801-264-2513 Presenters Brenda Moore Required Time for Presentation Is This Time Sensitive Yes Mayor's Approval  Date June 3, 2019	Purpose of Proposal Amend the 2018-2019 budget Action Requested Public hearing and consideration of the proposed budget amendment ordinance. Attachments Proposed ordinance Budget Impact No use of reserves. Increasing both revenue and expenditures for various personnel needs and road projects. Description of this Item See Page 2
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Continued from Page 1:

1. Receive and appropriate the following General Fund revenue and expenditures with no financial impact:

- a. The City has received increased investment revenue due to rising interest rates, and increased building permits due to building activity.

Request receipt of (\$210,000) be added to Interest revenue & (\$70,000) be added to Building permit revenue.

- b. The Fire Department has experienced some personal retirements which had not been anticipated. Due to these retirements and minimum staffing needs the Fire Department incurred higher than normal overtime costs.

Request appropriation for the Fire department of \$22,000 to be added Salaries and Wages, \$71,000 to overtime and \$7,000 to social security tax. Total for Fire department is \$100,000.

- c. Murray City Water installed meters on previously unmetered sprinkling systems in the Murray Cemetery. The new meter along with the adoption of a tiered water billing and a price increase caused a substantial increase in the water expense for the Murray City Cemetery.

Request appropriation of \$50,000 to be added to the Cemetery division utilities.

- d. The increase in water rates along with the new tiered rate system has substantially increased to cost of the water for Murray City Parks.

Request appropriation of \$60,000 to be added to the Parks division utilities.

- e. The original 2018/2019 budget recorded revenue for state alcohol money but did not authorize the police department to spend the alcohol money.

Request appropriation of \$70,000 to the Police department for equipment.

2. Receive and appropriate the following Capital Projects Fund grants and related expenditures with no financial impact:

- a. The City has received Choice Transportation Funds from Salt Lake County to help fund various street projects.

Request (\$2,730,993) be added to the Salt Lake County Grant Revenue, and \$730,993 be added to the Vine 9th to Vanwinkle, \$1,500,000 to the Hanauer 1 and \$500,000 be added to the Hanauer 2 road projects.

- b. The City has received \$1,000,000 from UDOT transportation funds for road improvements to 5600 South from State Street to Vanwinkle.

Request (\$1,000,000) be added to State Grant Revenue, and \$1,000,000 to be added to 5600 S State street to Vanwinkle road project.

ORDINANCE NO.

AN ORDINANCE AMENDING THE CITY'S FISCAL YEAR 2018-2019 BUDGET

On June 12, 2018, the Murray City Municipal Council adopted the City's budget for Fiscal Year 2018-2019. It has been proposed that the Fiscal Year 2018-2019 budget be amended as follows:

1. Receive and appropriate the following General Fund revenue and expenditures with no financial impact:
 - a. Receive \$210,000 from additional interest revenue and;
 - b. Receive \$70,000 from additional building permits;
 - c. Appropriate \$100,000 in Full-time wages, Overtime and Benefits, in the Fire Department due to personnel retirements and overtime necessary for full staffing, and;
 - d. Appropriate \$50,000 in Utilities at the Cemetery to support the increase in water expenditures due metering previously unmetered water lines, price increases, and implementation of a tiered water rate system, and;
 - e. Appropriate \$60,000 in Utilities for the Murray Parks to support the increase in water expenditures due water price increases and the implementation of a tiered water rate structure, and;
 - f. Appropriate \$70,000 in Alcohol funds for the Murray Police Department to purchase equipment.
2. Receive and appropriate the following grants and/or reimbursements in the Capital Projects Fund with no financial impact:
 - a. \$730,993 from Salt Lake County Choice Transportation funds for the Vine 9th to Vanwinkle road project, and;
 - b. \$1,500,000 from Salt Lake County Choice Transportation funds for the Hanauer 1 road project, and;
 - c. \$500,000 from Salt Lake County Choice Transportation funds for the Hanauer 2 road project, and;

- d. \$1,000,000 from the Utah Department of Transportation for the 5600 S State to Vanwinkle road project.

Section 2. Effective Date. This Ordinance shall take effect on first publication.

PASSED, APPROVED AND ADOPTED by the Murray City Municipal Council on this ____ day of _____, 2019.

MURRAY CITY MUNICIPAL COUNCIL

Dave Nicponski, Chair

ATTEST:

Jennifer Kennedy, City Recorder

MAYOR'S ACTION: Approved

DATED this ____ day of _____, 2019.

D. Blair Camp, Mayor

ATTEST:

Jennifer Kennedy, City Recorder

CERTIFICATE OF PUBLICATION

I hereby certify that this Ordinance or a summary hereof was published according to law on the ____ day of _____, 2019.

Jennifer Kennedy, City Recorder

ATTEST:

Jennifer Kennedy, City Recorder



MURRAY
CITY COUNCIL

Public Hearing #2



MURRAY


Finance & Administration

Consider ordinance adopting the enterprise fund transfers

Council Action Request

Council Meeting

Meeting Date: June 18, 2019

Department Director Brenda Moore	Purpose of Proposal Comply with state law concerning transfers.
Phone # 801-264-2513	Action Requested Consideration of an ordinance adopting the transfer of monies from enterprise funds to other city funds.
Presenters Brenda Moore	Attachments Copy of the ordinance is attached
	Budget Impact Part of the FY2019-2020 budget.
Required Time for Presentation	Description of this Item A public hearing was held on June 4, 2019 in relation to this item.
Is This Time Sensitive Yes	
Mayor's Approval 	
Date June 3, 2019	

Murray City Corporation

NOTICE OF PUBLIC HEARING

NOTICE OF INTENT TO TRANSFER ENTERPRISE FUNDS, PURSUANT TO TITLE 10 CHAPTER 6 OF THE UTAH CODE, AND NOTICE OF ENTERPRISE FUND HEARING

Murray City Corporation intends to transfer funds from the utility enterprise funds to the general fund as part of the Fiscal Year 2019-2020 budget (July 1, 2019 – June 30, 2020). These funds will be used in supplementing City services. Estimated amounts to be transferred from utility enterprise funds to the general fund are as follows: Water Fund \$536,990 or 12.04% of fund expenditures; Wastewater Fund \$400,160 or 7.7% of fund expenditures; Power Fund \$2,951,920 or 8.5% of fund expenditures; and Solid Waste Fund \$167,298 or 8.8% of fund expenditures. Each amount represents 8% of each fund's revenue, which percentage is unchanged from prior years.

The Murray City Council will hold a public enterprise fund hearing on June 4, 2019 at 6:30 p.m. in the Council Chambers at 5025 South State Street, Murray, Utah 84107, to receive public comment on the proposed enterprise fund transfers and to comment on enterprise fund accounting data. Interested parties are invited to attend and make comment.

Dated this 22nd day of May 2019.

MURRAY CITY CORPORATION

Jennifer Kennedy
City Recorder

DATE OF PUBLICATION: May 27, 2019
PH 19-16

ORDINANCE NO. ____

AN ORDINANCE ADOPTING THE TRANSFER OF MONIES FROM
ENTERPRISE FUNDS TO OTHER CITY FUNDS

PREAMBLE

The State Legislature amended section 10-6-135.5, Utah Code Annotated, relating to the transfer of enterprise fund monies to other City funds. This amendment went into effect on May 9, 2017. Section 10-6-135.5 of the Utah Code requires the City to provide notice of the proposed transfers, to hold an "enterprise fund hearing", and to provide "enterprise fund accounting data" to the public. Further, section 10-6-135.5 of the Utah Code requires certain notices to be provided after the City adopts a budget which includes the transfer of enterprise funds to other City funds.

The City provided notice that included an explanation of the proposed transfer of enterprise funds to other City funds; the specific enterprise fund information, as defined in the Utah Code, the date, time, and place of the enterprise fund hearing, and the purpose of the enterprise fund hearing. A notice was mailed to users of the various enterprises in their most recent billings, which were mailed more than seven days prior to the enterprise fund hearing. On May 24, 2019, the notice was posted on the Utah Public Notice Website, and published on the City's website. The date, time, place, and purpose of the enterprise fund hearing was also published on the City's social media platform seven days prior to the enterprise fund hearing.

On June 4, 2019, the City held an "enterprise fund hearing" regarding the proposed transfer of enterprise fund monies to other City funds. At this hearing, the City explained the proposed transfer of enterprise fund money to other City funds, provided to the public the enterprise fund accounting data, as defined in the Utah Code, and received and considered public input regarding both the proposed transfers and the enterprise fund accounting data.

On June 18, 2019, the City intends to adopt a budget that includes a transfer of money from an enterprise fund to another fund.

THEREFORE, BE IT ORDAINED by the Murray City Municipal Council as follows:

Section 1. Enactment.

The City hereby adopts the transfer of enterprise fund money to other City funds, as outlined in the City's fiscal year 2019-2020 budget. Accordingly, pursuant to section 10-6-135.5 of the Utah Code, the City shall provide the following notices:

1. Within 60 days of adopting the budget, the City shall mail a notice to the users of the goods or services provided by the enterprise an announcement of the adoption of a budget that includes an enterprise fund transfer to another fund, and shall include the specific enterprise fund information; and

Jennifer Kennedy, City Recorder

CERTIFICATE OF PUBLICATION

I hereby certify that this Ordinance or a summary hereof was published according to law
on the ____ day of _____, 2019.

Jennifer Kennedy, City Recorder



Transfer of Funds Notice

As required by Utah State Code 10-6-135.5

TRANSFER INTENTION

Murray City Corporation intends to transfer funds from the City's Water, Wastewater, Power, and Solid Waste enterprise funds to the City's General Fund to supplement City services.

These transfers are proposed as part of the Fiscal Year 2020 Annual Budget.

The City's fiscal year is July 1, 2019 through June 30, 2020.

TRANSFER CALCULATION

The City estimates the transfer amount as 8% of revenues received by the enterprise fund. This percentage remains unchanged from prior years.

Utah State Code requires this disclosure be formatted as a percentage of total expenditures of the enterprise fund instead of total revenues; therefore, the percentage changes from year to year.

TRANSFER AMOUNT

Murray City intends to transfer the following amounts to the General Fund from the following enterprise (utility) funds.

- \$536,990 from the Water Fund, or 12.04% of fund expenditures; and
- \$400,160 from the Wastewater Fund, or 7.7% of fund expenditures; and
- \$2,951,920 from the Power Fund, 8.5% of fund expenditures; and
- \$167,298 from the Solid Waste Fund, or 8.8% of fund expenditures.

PUBLIC HEARING



Murray Municipal Council will hold a public hearing on June 4, 2019 at 6:30 p.m. in the Council Chambers at 5025 South State Street, Murray Utah 84107 to receive public comment on the proposed transfer. This hearing will include budget and accounting information. Interested parties are invited to attend and make comment.

Public Hearing:
Transfer of enterprise fund money to another fund
Discussion of administrative and overhead costs

UTAH STATE CODE §10-6-135.5

JUNE 4, 2019



What's the difference?



TRANSFERS OUT

Calculation based on a % of the enterprise fund revenue

“Shareholder return on investment” to the General Fund to subsidize services that would otherwise require an increase in property taxes

Contributes approximately 8% of the General Fund revenue (\$4.06 million)

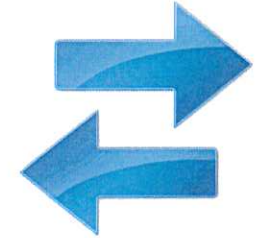
ADMINISTRATIVE COST ALLOCATION

Calculated based on a % of actual administrative services cost

Pay for centralized administrative and professional services including legislative, legal, finance, IT, and human resource services.

Estimated cost to the enterprise funds is \$3.54 million

Transfers to the General Fund



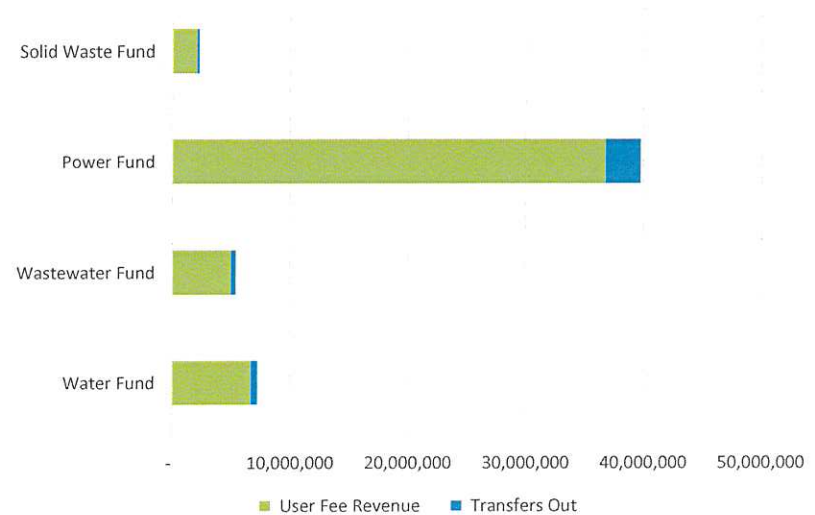
Definition: The movement of cash or other resources from one fund to another

Purpose: Where private sector utility companies are in business to provide a return on investment to its shareholders, Murray City shareholders (taxpayers and citizens) receive this return on investment as a transfer to the General Fund intended to subsidize services which would otherwise require an increase in property taxes.

Methodology: Calculated on 8% of budgeted revenues in the Water, Wastewater, Power, and Solid Waste Funds

FY 2019/2020 Budget

	User Fee Revenue	Transfer Out	% of Revenue
Water Fund	6,712,375	536,990	8.0%
Wastewater Fund	5,002,000	400,160	8.0%
Power Fund	36,899,000	2,951,920	8.0%
Solid Waste Fund	2,091,225	167,298	8.0%
Total Transfers Out	50,704,600	4,056,368	8.0%



Administrative Services Allocation



Legislation requires “a cost accounting breakdown of how money in the enterprise fund is being used to cover administrative and overhead costs of the city attributable to the operation of the enterprise fund” (USC §10-6-135.5)

Supported by a cost study performed in 2012 by Willdan Financial Services, study included a cost allocation model that can be updated by the City

Departments considered in the allocation model are the Council, Mayor, Finance, Human Resources, City Attorney, Administrative and Development Services, City Treasurer, Recorder’s Office, IT, and GIS

Administrative Services Allocation



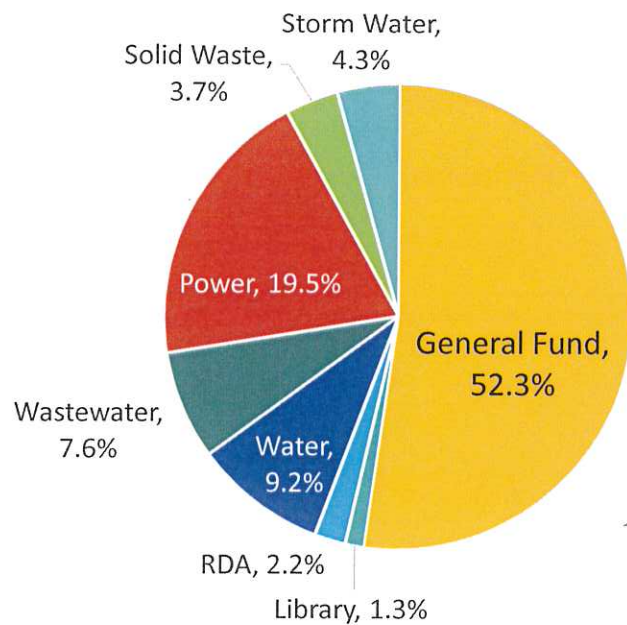
ADMINISTRATIVE SERVICES COST

Department	Total Cost
City Council	\$ 518,176
Mayor	802,902
Finance	638,795
Utility Billing	582,018
HR	446,863
Attorney	496,863
Community Development	295,348
City Treasurer	283,275
Recorder's Office	455,624
IT	1,981,009
GIS	550,856
Facilities	966,246
TOTAL	\$ 8,017,975

ALLOCATION

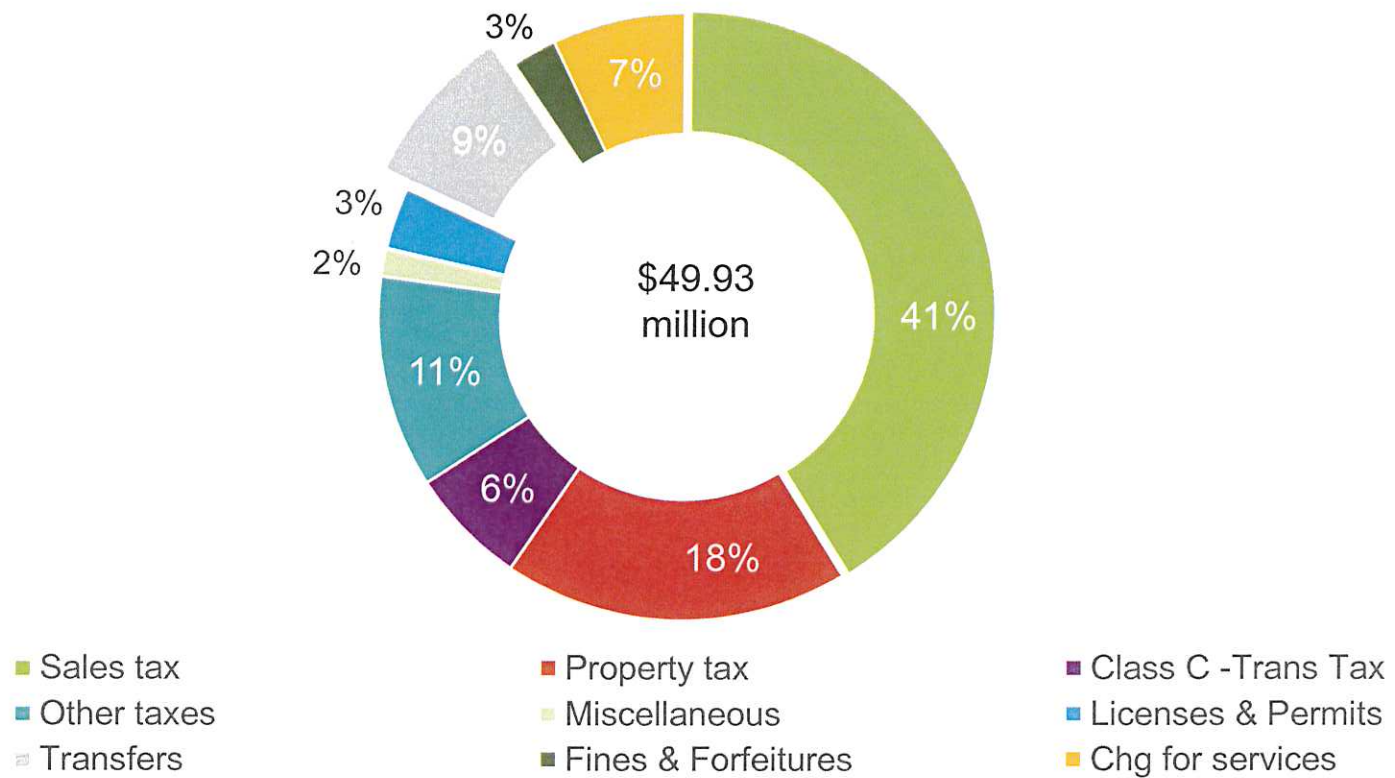
Fund	Allocation %	Allocated Cost
General Fund	52.3%	\$ 4,192,037
Power	19.5%	1,565,960
Water	9.2%	735,652
Wastewater	7.6%	606,375
RDA	2.2%	173,531
Solid Waste	3.7%	293,183
Storm Water	4.3%	347,817
Library	1.3%	103,420
TOTAL	100.0%	\$ 8,017,975

Administrative Services Allocation

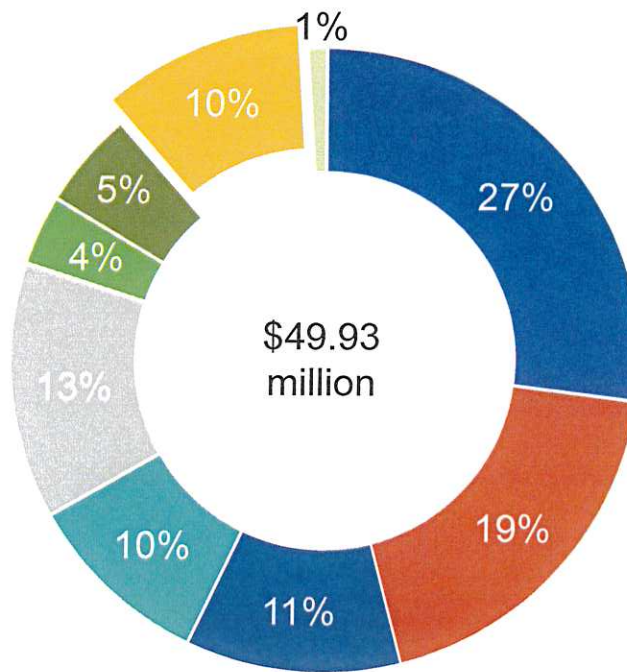


Fund	Allocation %
General Fund	52.3%
Power	19.5%
Water	9.2%
Wastewater	7.6%
RDA	2.2%
Solid Waste	3.7%
Storm Water	4.3%
Library	1.3%
TOTAL	100.0%

Where It Comes From: General Fund



Where It Goes: General Fund



■ Police
■ General gov't
■ Debt

■ Fire
■ Parks & Recreation
■ Transfers out

■ Public works
■ Development
■ Other



MURRAY
CITY COUNCIL

Public Hearing #3



MURRAY


Finance & Administration

FY2019-2020 Budget Adoption

Council Action Request

Council Meeting

Meeting Date: June 18, 2019

Department Director Brenda Moore	Purpose of Proposal Adopt the FY2019 - 2020, Budget.
Phone # 801-264-2513	Action Requested Consideration of an ordinance adopting the FY2019-2020 city budget.
Presenters Brenda Moore	Attachments Copy of the ordinance is attached
	Budget Impact FY2019-2020 budget.
	Description of this Item Public hearing was held on June 4, 2019
Required Time for Presentation	
Is This Time Sensitive Yes	
Mayor's Approval 	
Date June 3, 2019	

ORDINANCE NO. _____

AN ORDINANCE ADOPTING THE FINAL 2019 - 2020 FISCAL YEAR
BUDGETS FOR MURRAY CITY INCLUDING THE LIBRARY FUND
BUDGET.

PREAMBLE

Section 10-6-118 of Utah Code, as amended, requires adoption of the City's final budgets before June 30th of each year. Tentative budgets approved by the Murray City Municipal Council have been open for public inspection since May 8, 2019 as required by law. Proper notice of the public hearing for the consideration of the adoption of the Final Budgets was published in the Salt Lake Tribune, the Deseret News, the Utah Public Notice Website and the Murray City Website. Said public hearing was held on June 4, 2019, and public comment was received. After considering input from the public, the Murray City Municipal Council wants to adopt its Final Budgets.

The Murray City Municipal Council adopts, as revenue to the General Fund, a tax levy that is less than or equal to the certified tax rate. Since the tax levy does not exceed the certified tax rate, under Title 59, Chapter 2 of the Utah Code, no Truth-In-Taxation hearing is required.

BE IT ENACTED by the Murray City Municipal Council as follows:

Section 1. Purpose.

The purpose of this Ordinance is to adopt the Final 2019 - 2020 Fiscal Year Budgets of the City including the Library Fund budget along with the Council Intent document.

Section 2. Enactment.

- A. The Final Budgets for Fiscal Year 2019 - 2020 are hereby adopted and shall consist of the following:

General Fund	<u>\$49,930,960</u>
Capital Projects	<u>\$8,661,500</u>
Water	<u>\$9,742,375</u>
Waste Water	<u>\$7,754,278</u>
Power	<u>\$37,750,695</u>
Parkway Recreation	<u>\$1,503,572</u>
Telecommunications Fund	<u>\$51,750</u>
Solid Waste	<u>\$2,111,088</u>

Storm Water	<u>\$2,077,500</u>
Central Garage	<u>\$405,568</u>
Retained Risk Reserve Fund	<u>\$1,201,051</u>
Cemetery Perpetual Care Fund	<u>\$50,000</u>

- B. The Final Budgets also include, in an addendum, allocations to non-profit entities under Section 10-8-2 of the Utah Code.
- C. The Council Intent document included with the Final Budgets for fiscal year 2019 - 2020 is hereby adopted.

Section 3. Special Revenue Funds.

The Final Budgets of the Library and the Redevelopment Agency are as follows:

Library	<u>\$2,687,000</u>
Redevelopment Agency	<u>\$3,346,862</u>

The Redevelopment Agency Board shall, in separate action, ratify the Redevelopment Agency Final Budget.

Section 4. Compliance with Title 59, Chapter 2 of the Utah Code. Since the Final Budgets include a tax levy that is less than or equal to the certified tax rate, no Truth in Taxation hearing is required under Title 59, Chapter 2 of the Utah Code.

Section 5. Adjustments.

- A. The Final Budgets are subject to adjustments, if any, that need to be made when the Murray City Municipal Council adopts the tax levies based on the certified tax rate.
- B. The Director of Finance is hereby authorized to make adjustments to the Final Budgets to reflect the actual certified tax levies provided to the City at a later date.

Section 6. Transfer of Unencumbered or Unexpended Appropriated Funds. The Director of Finance is authorized to make such transfers of any unencumbered or unexpended appropriated funds during the 2019 - 2020 Fiscal Year in conformity with the provisions of Section 10-6-124 of the Utah Code as amended.

Section 7. Effective Date. This Ordinance shall take effect on July 1, 2019.

PASSED, APPROVED AND ADOPTED by the Murray City Municipal Council on
this day of , 2019.

MURRAY CITY MUNICIPAL COUNCIL

Dave Nicponski, Chair

ATTEST:

Jennifer Kennedy, City Recorder

MAYOR'S ACTION: Approved

DATED this ____ day of _____, 2019.

D. Blair Camp, Mayor

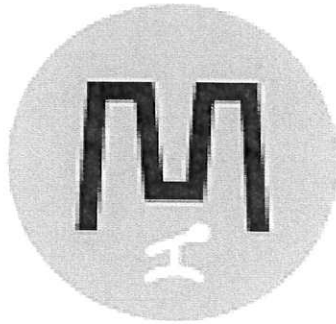
ATTEST:

Jennifer Kennedy, City Recorder

CERTIFICATE OF PUBLICATION

I hereby certify that this Ordinance or a summary hereof was published according
to law on the ____ day of _____, 2019.

Jennifer Kennedy, City Recorder



MURRAY
CITY COUNCIL

Public Hearing #4

Murray City Corporation

NOTICE OF PUBLIC HEARING

NOTICE IS HEREBY GIVEN that on the 18th day of June, 2019, at the hour of 6:30 p.m. of said day in the Council Chambers of Murray City Center, 5025 South State Street, Murray, Utah, the Murray City Municipal Council will hold and conduct a Public Hearing to consider land use code text amendments to chapters 17.08, 17.146, 17.152, 17.160, 17.168 and 17.173 of the Murray City Municipal Code relating to Indoor Vertical Farming.

The purpose of this public hearing is to receive public comment concerning the proposed land use code text amendment as described above.

DATED this day of _____, 2019.

MURRAY CITY CORPORATION

Jennifer Kennedy
City Recorder

DATE OF PUBLICATION: June 7, 2019

ORDINANCE NO. _____

AN ORDINANCE AMENDING THE MURRAY CITY STANDARD LAND USE CODE AND SECTIONS 17.146.040, 17.152.030, 17.160.030, 17.168.050F, AND 17.173.030 OF THE MURRAY CITY MUNICIPAL CODE RELATING TO INDOOR FARMING.
(Applicant: Chihan Kim)

BE IT ENACTED BY THE MURRAY CITY MUNICIPAL COUNCIL:

Section 1. Purpose. The purpose of this ordinance is to amend the Murray City Standard Land Use Code sections 17.146.040, 17.152.030, 17.160.030, 17.168.050F and 17.173 of the Murray City Municipal Code relating to indoor farming.

Section 2. Amendment to the Murray City Standard Land Use Code.

The following shall be added to the Murray City Standard Land Use Code:

8121 Indoor Farming. Includes crops grown wholly indoors for commercial distribution to other locations and/or retail sale on site.

Section 3. Amendment to Sections 17.146.040, 17.152.030, 17.160.030, 17.168.050F and 17.173 of the Murray City Municipal Code. Sections 17.146.040, 17.152.030, 17.160.030, 17.168.050F and 17.173 of the Murray City Municipal Code shall be amended to read as follows:

Chapter 17.146
MIXED USE DEVELOPMENT DISTRICT M-U

17.146.040: CONDITIONAL USES:

The following uses and structures are permitted in the district only after a conditional use permit has been approved by the planning commission and subject to the terms and conditions thereof:

<u>Use No.</u>	<u>Use Classification</u>
----------------	---------------------------

...

8121 Indoor Farming. Includes crops grown wholly indoors for commercial distribution to other locations and/or retail sale on site.

....

Chapter 17.152
MANUFACTURING GENERAL DISTRICT M-G

17.152.030: **CONDITIONAL USES:**

The following uses and structures are permitted in the M-G zone only after a conditional use permit has been approved by the planning commission and subject to the terms and conditions thereof:

<u>Use No.</u>	<u>Use Classification</u>
----------------	---------------------------

...

8121 Indoor Farming. Includes crops grown wholly indoors for commercial distribution to other locations and/or retail sale on site.

....

Chapter 17.160

COMMERCIAL DEVELOPMENT MIXED USE DISTRICT C-D

17.160.030: **CONDITIONAL USES:**

The following uses and structures are permitted in the C-D Zone only after a conditional use permit has been approved by the Planning Commission and subject to the terms and conditions thereof:

<u>Use No.</u>	<u>Use Classification</u>
----------------	---------------------------

...

8121 Indoor Farming. Includes crops grown wholly indoors for commercial distribution to other locations and/or retail sale on site.

....

Chapter 17.168

TRANSIT ORIENTED DEVELOPMENT DISTRICT (TOD)

17.168.050: **USES:**

...

F. The following uses and structures are permitted in the TOD only after a conditional use permit has been approved by the planning commission and subject to the terms and conditions thereof:

<u>Use No.</u>	<u>Use Classification</u>
----------------	---------------------------

...

8121 Indoor Farming. Includes crops grown wholly indoors for commercial distribution to other locations and/or retail sale on site.

....

■ ■ ■

■ ■ ■

■ ■ ■ ■

Transmitted to the Office of the Mayor of Murray City on this ____ day of _____, 2019.

MAYOR'S ACTION: Approved

DATED this ____ day of _____, 2019.

D. Blair Camp, Mayor

ATTEST:

Jennifer Kennedy
City Recorder

CERTIFICATE OF PUBLICATION

I hereby certify that this Ordinance or a summary hereof was published according to law on the ____ day of _____, 2019.

City Recorder

The meeting was opened for public comment. There was no public comment for this agenda item and the public comment portion for this item was closed.

Mr. Woodbury made a motion to approve a Conditional Use Permit allowing for an Asphalt Contracting sales office on the property addressed 6170 South 380 West, Unit # 200, subject to the following conditions:

1. The project shall meet all applicable Building and Fire Code standards.
2. The property owner shall stripe the parking area with twenty-two (22) parking spaces, including one (1) ADA compliant van accessible space.
3. The applicant shall obtain Murray City Building Permits for any interior remodeling or changes to the building.
4. A dumpster enclosure with a solid gate is required to comply with Section 17.76.170 of the Murray City Land Use Ordinance.
5. The property shall comply with landscaping standards outlined in Chapter 17.68 of the Murray City Land Use Ordinance. The applicant and property owner shall work with Planning Division Staff to implement an appropriate Landscape Plan.
6. The applicant shall not store any materials within the unit, and no outdoor storage is allowed.
7. The applicants shall obtain a sign permit prior to the installation of any attached business signage.
8. The applicants shall obtain a Murray City Business License including a building inspection as part of the process and pay applicable fees prior to commencing operations at this location.

Seconded by Ms. Milkavich.

Call vote recorded by Mr. Hall.

<u> A </u>	Scot Woodbury
<u> A </u>	Lisa Milkavich
<u> A </u>	Maren Patterson
<u> A </u>	Sue Wilson
<u> A </u>	Phil Markham
<u> A </u>	Ned Hacker

Motion passed 6-0.

ORDINANCE TEXT AMENDMENT – Standard Land Use Code and Land Use Ordinances
Text to allow Vertical Indoor Farming to Sections 17.08 Definitions; 17.160, C-D, and 17.152,
M-G Zone. – Project #19-037

Mr. Hall presented the proposed Text Amendment and stated that the amendment was

generated from a request by Chihan Kim who wants to conduct indoor vertical farming in Murray City. The City Code does not currently have any categories to allow indoor farming in the City. The process includes creating a definition, then discussion with the Planning Commission and City Council to see if they are willing to allow indoor farming, and then decide which zones this use will be appropriate for. Mr. Hall explained that indoor vertical farming is essentially indoor agriculture that could be achieved in many different ways. Mr. Kim has proposed to rent or lease a large empty warehouse where he would grow mostly lettuce and other common produce utilizing recycled water, LED lighting, and hydroponic watering systems. Vertical Farming tolerates the omittance of soil, herbicides or pesticides. Benefits of indoor farming are less strain to the environment, production ability, production of fresh foods year around and availability to people who may not have access to transportation or grocery stores. A positive aspect of indoor farming is that vacant, or older buildings and warehouses can be repurposed for this use and gives the City a chance to encourage improvements to properties where the ordinance applies. Mr. Kim proposes to provide produce for restaurants, grocers and to run a farmer's market store from the building. Staff is recommending to create an allowance for indoor farming as a Conditional Use in the Commercial Development (C-D) Zone, Manufacturing General (M-G) Zone, Mixed Use(M-U) Zone, Transit Oriented Development (T-O-D) Zone and the Business Park (B-P) Zone. This type of business has the potential to become popular because it will be located close to populated areas of growth in the City. Mr. Hall read Staff's proposed definition for the Land Use Code, # 8121: Indoor Vertical Farming and stated that it, "Includes crops grown wholly indoors for commercial distribution to other locations and/or retail sale on-site". Mr. Hall added that Staff did not feel it was necessary to add conditions that would control height, pesticide use, water usage, electrical use, etc. because the Conditional Use Permit will review these concerns and could vary depending on the scale and scope of the operation. Staff findings in support of this Text Amendment includes adaptive reuse, reducing the necessity of trips, reduces produce food miles, positive impact on public health and our local economy. Based on the analysis of the submitted materials and Land Use Ordinance standards, Staff has determined that the proposed Text Amendment for Indoor Vertical Farming and recommends that the Planning Commission approve a Conditional Use Permit subject to the proposed definition and zones as outlined in the Staff Report.

Mr. Hacker noticed that the MCCD Zone was not included in the proposed zones. Mr. Hall stated the reason that it is missing from the MCCD Zone is because our downtown zone should be more retail than any other zone, and zoning requirements have the potential to create complications because of the nature of the design guidelines. Mr. Markham hypothetically asked what if a restaurant were to locate in the MCCD and grow their own produce in doors. Mr. Hall replied that growing vegetables in back of the restaurant is not an issue, it is the mass scale of indoor farming that could be an issue. Mr. Hall stated that Salt Lake City, South Salt Lake and Sandy do not have any codes that prohibit people from doing indoor farming, so it would be potentially allowed in every zone in those cities. Mr. Hacker suggested that a business could grow vertical food in a detached parking garage in those cities. Ms. Milkavich added that they could also grow on a roof top. Mr. McNulty added that this is something that Staff can look at it later if necessary, then and come back with any revision we may need as different types of uses come in.

Chihan Kim, 158 East 4500 South, stated he had read the conditions of approval and will be able to comply.

Mr. Woodbury asked Mr. Kim if he has done this type of business in any other area. Mr. Kim replied that he has not, but he has studied the topic in great length. Mr. Kim added that he will

collect all the material to build the facility and that he refers to it as an indoor plant factory and plans to grow vegetables and some fruits like strawberries that will benefit from the omittance of herbicides.

The meeting was opened for public comment. There was no public comment for this agenda item and the public comment portion for this item was closed.

Mr. Woodbury made a motion that the Planning Commission forward a recommendation of approval to City Council for a text amendment adding Land Use Category #8121, Indoor Farming to the Murray City Standard Land Use Code, and adding Land Use #8121 to Sections 17.146.040, (M-U, Mixed Use Zone), 17.152.030, (M-G, Manufacturing General Zone), 17.160.030, (C-D, Commercial Development Zone) 17.168.050 F, (TOD, Transit Oriented Development Zone), and 17.173.030 (B-P, Business Park Zone) of the Murray City Land Use Ordinance as proposed by Community Development Staff in this report.

Seconded by Mr. Markham.

Call vote recorded by Mr. Hall.

<u>A</u>	Scot Woodbury
<u>A</u>	Phil Markham
<u>A</u>	Maren Patterson
<u>A</u>	Sue Wilson
<u>A</u>	Lisa Milkavich
<u>A</u>	Ned Hacker

Motion passed 6-0.

SUNNY VINES – 770 East Vine Street, Zone Map Amendment from R-1-8 to R-1-6, – Project # 19-051

Bryan Muriel was present to represent this request. Jared Hall reviewed the location and request for an amendment to the Murray City Zoning Map for the property located at 770 East Vine Street from R-1-8, Single Family Residential to R-1-6, Single Family Residential. Mr. Hall explained that the property has a legal non-conforming duplex in the front and behind the duplex there is a rear building. The property owner has requested to use the rear building for a rental unit. Unfortunately, Staff is unable to support the request. However, the applicant wished to formally submit the request contrary to Staff's recommendation. The rear building was previously constructed as a garage or residence and was not built with any approvals or permits. The City can't establish it as a legal non-conforming residence. The applicants initially thought if they were able to subdivide the property by way of a Flag Lot Subdivision, they could use it legally as a residence. Staff informed them that there are too many variances required to appropriately subdivide it into a Flag Lot. The applicants then suggested that if they are able to rezone it to R-1-6 there would be a reduction in the number of variances needed. Again, Staff informed them that a rezone would not bypass the need for all of the variance previously mentioned. The immediate properties that abut the subject property are zoned R-1-8, but some R-1-6 zoning does exist nearby. The Future Land Use Map supports R-1-8 and R-1-6 Zoning but, if R-1-6 Zoning were to be allowed for this property, Staff would consider it as spot zoning because the property would represent an isolated zone in between a different zoning designation. Therefore, it is believed that the R-1-6 is less than the R-1-8 zone in this case. In addition, the proposed rezone conflicts with the purpose of the General



TO: Murray City Planning Commission

FROM: Murray City Planning Division Staff

REPORT DATE: April 25, 2019

MEETING DATE: May 2, 2019

PROJECT NAME: Text Amendment, Indoor Farming

PROJECT NUMBER: 19-037

PROJECT TYPE: Land Use Ordinance Text Amendment

APPLICANT: Chihan Kim, City Farm

I. REQUEST:

The applicant is requesting an amendment to the Standard Land Use Code as well as the text of the C-D, Commercial Development and M-G, Manufacturing General Zoning Districts of the Murray City Land Use Ordinance to include Indoor Farming. The applicant's request for text amendments are the result of his proposal to conduct this activity in a vacant warehouse building located in the C-D, Commercial Development Zone. There is no allowance for Indoor Farming in the C-D Zone or any other zone in Murray City, and Indoor Farming is not included in Murray City's Standard Land Use Code. Staff will review Indoor Farming in this report and propose modifications to the applicant's initial request.

II. STAFF REVIEW AND ANALYSIS

Background

The applicant approached Staff with a proposal to use a vacant warehouse at 158 East 4500 South as an indoor, vertical farm. He proposes to grow lettuce and other green vegetables with a stacked, hydroponic system, with all activities located completely within the building. Staff informed him that there is no allowance as a permitted or conditional use for this type of agricultural production in the C-D Zone. There are allowances for various agricultural activities listed in the M-G Zone, but none of them are specifically tailored as "Indoor Farming". After consulting with Staff, the applicant applied for a text amendment to add a land use category for "Indoor Farming" to the uses allowed in the C-D Zone and M-G Zone. A copy of the applicant's written narrative explaining his proposed

business and request for the text amendment is attached to this report for your review and consideration.

Process

“Indoor Farming” as described by the applicant is not listed as an allowable use in any zone in the Murray City Land Use Ordinance and is not included within the City’s Standard Land Use Code. Any amendment will need to first include and briefly describe a new Land Use Category for Indoor Farming to be added to the Murray City Standard Land Use Code, and then list potential additions of that new land use category to the permitted or conditional uses allowed in the C-D Zone, M-G Zone, and any other potential zone as well.

Indoor Farming, Consideration & Review

The applicant proposes to use the vacant warehouse building located at 158 East 4500 South to grow produce for sale to local grocers and restaurants, as well as to the public. All the produce would be grown inside the building on racks using hydroponic methods. The applicant’s proposed method is often described as “Indoor Farming” or “Vertical Farming”. The plants will be grown with nutrients added to water which is supplied directly to the roots. No soil is used. In some instances, burlap or even material made from recycled plastics may be used. The light will be provided by LED fixtures inside the building as opposed to direct sunlight. Indoor Farming is distinct from green or glass house agriculture, although some vertical farms may attempt to capture sunlight for some use. Indoor Farming can be conducted on varying scales: from single level buildings, to several stories and even high-rise towers. Crop production occurs in an environmentally controlled space, allowing production activity to continue day or night, and year-round regardless of the season. This makes fresh produce consistently available, and close to the source of production even in harsh climates.

Staff has identified several potential benefits in creating a defined allowance for Indoor Farming in the retail and manufacturing zones of the city:

- Encourages the adaptive re-use of older buildings and infrastructure, which in turn can help revitalize underutilized commercial and industrial areas of the City.
- Provides employment that would not otherwise exist. Though job creation might be limited by the scope of the operation, this can provide new and unique employment opportunities.
- Can provide access to healthier fresh food choices in areas which may otherwise be very limited, both because the communities are isolated and because residents may often lack access to transportation. (Food Deserts).

- Minimizes “Food Miles”. It is estimated that up to 30% of crops globally are lost to spoiling during transportation and storage.
- Serves and benefits the local grocery retailers and restaurants by providing easy access to fresh produce year-round.
- Reduces heavy traffic by requiring fewer large trucks and providing easier access to local users.

There are potential environmental benefits as well. Consider the following:

- Uses less water. Estimates range between 70% and 99% less water depending on the crop and the efficiencies of the system.
- Reduces or eliminates the use of pesticides and herbicides.
- Reduces need for transit, thereby reducing fossil fuel use, and pollution.
- Represents a more efficient land use per acre than traditional field farming. This is disputed by some because of dependence on energy production, however those criticisms tend to discount the ability to continuously use the acreage year-round and the reduction in need for transport of product as a factor.

Other Important Considerations

While they are not necessarily detractors, there are some aspects of the introduction of a land use like the proposed Indoor Farming whose impacts should be considered:

- Energy Use – Because it occurs completely indoors, this agricultural production activity can occur year-round but requires climate control and artificial light. Power consumption by a facility could be considerable, and the availability of that amount of electricity will need to be evaluated carefully by the provider. In most cases in Murray that provider will be the City itself, through the Murray Power Department. Power Department representatives reviewed the use requirements with the applicant at the Planning Review Meeting held on April 15, 2019. There were no concerns.
- Water Use – Indoor Farming uses water (albeit less water than traditional agriculture) but more water than many uses that are typically found in the C-D or M-G zones. Availability of water in the more industrial areas where this type of activity is most likely to occur should be considered.

- Traffic and Parking – Considering several existing facilities in Wyoming, New Jersey, and Utah, Indoor Farming facilities do not appear to have staffing or access needs that are significantly different from other industrial or retail users. The scale and scope of operations could vary greatly, and facilities may need to balance retail parking needs with access designed to accommodate shipping. This issue is common to all adaptive re-use scenarios, and to many industries generally.

Examples & Notable Facilities

In researching the issue, Staff found that the only active Indoor Farming activity in the surrounding area is in Charleston, just outside Heber City, and located on an agriculturally zoned property. Other cities contacted indicated that they would allow the use in retail or industrial zones as an “agricultural use or business” as either permitted or conditional. Those cities included Salt Lake City, South Salt Lake, Midvale, and Sandy. Other cities contacted had not considered the issue. In several cities, there are notable, active examples of indoor farming:

- Jackson, WY: Vertical Harvest is a 13,500 square foot, multi-story greenhouse and hydroponic farm located on a 4,300 square foot, city-owned infill lot in the center of town. Produce of all kinds is shipped from this facility to local restaurants and grocers, and the facility is open to the public for direct sales for limited hours several times a week.
- Charleston, UT: Strong Vertical Gardens is operated out of an 11,000 square foot facility, and supplies produce to Smith’s grocery stores and micro-greens to several chefs and restaurants in Utah.
- Newark, NJ: AeroFarms Newark is a vertical farm facility located in a 30,000 square foot industrial building which was previously used for laser tag. They focus on micro greens, herbs and leafy green vegetables of all kinds for local restaurants and markets.

Recommended Use & Zones

After the review of the Indoor Farming and the benefits and impacts of it as a land use, Staff will recommend that a Land Use Category for Indoor Farming be added to the Standard Land Use Code, and that it be listed as a CONDITIONAL USE in the C-D, M-G, B-P, M-U, and TOD Zones. The C-D, B-P, and M-G Zones will create the best opportunities to adaptively re-use and potentially revitalize older buildings and vacant spaces, while the M-U and TOD Zones have the potential to place year-round access to fresh food closest to populations with limited transportation options, creating a positive impact on public health. Conditional Use Permit review will assure maximization of the potential positive impacts that could result from this type of use, while recognizing the need to carefully consider potential sites for their scale and suitability.

Staff Alternative Proposal

As a response to the issues, benefits, and concerns raised in this report, Staff proposes the following as a modification of the applicant's basic proposed text amendment:

To be added to the Murray City Standard Land Use Code:

8121 Indoor Farming. Includes crops grown wholly indoors for commercial distribution to other locations and/or retail sale on-site.

To be added as a Conditional Use to Sections:

17.146.040 (M-U, Mixed-Use Zone)

17.152.030 (M-G, Manufacturing General Zone)

17.160.030 (C-D, Commercial Development Zone)

17.168.050 F (TOD, Transit Oriented Development Zone)

17.173.030 (B-P, Business Park Zone)

Conditional Use Permit reviews will assure that issues related to parking, access, energy use, water use, and others are addressed by the proposed business. Staff does not recommend allowing indoor farming in the G-O and P-O (General and Professional Office) Zones, the R-N-B and C-N (Residential Neighborhood and Commercial Neighborhood) Zones, and the MCCD, Murray City Center Downtown Zone. Staff finds that the distribution activity and employee hours that are likely with an indoor farming facility would be out of character with the purposes of those zones.

IV. FINDINGS AND CONCLUSION

- i. The addition of Indoor Farming to retail and manufacturing zones has the potential to support adaptive re-use of existing buildings and infrastructure, and to revitalize underutilized industrial and retail areas of the city.
- ii. The addition of Indoor Farming to retail and manufacturing zones is in keeping with the goals and objectives of the Murray City General Plan.
- iii. The addition of Indoor Farming to retail and manufacturing zones as well as to the mixed-use zones can have a positive impact on public health by providing more efficient, local, year-round access to fresh vegetables.
- iv. The addition of Indoor Farming to retail and manufacturing zones can have a positive impact on the local economy, providing jobs and fresh local produce for restaurants and grocers.

V. STAFF RECOMMENDATION

Based on the above findings, Community and Economic Development Staff recommends that the Planning Commission **forward a recommendation of approval to City Council for a text amendment adding Land Use Category #8121, Indoor Farming to the Murray City Standard Land Use Code, and adding Land Use #8121 to Sections 17.146.040, (M-U, Mixed Use Zone), 17.152.030, (M-G, Manufacturing General Zone), 17.160.030, (C-D, Commercial Development Zone) 17.168.050 F, (TOD, Transit Oriented Development Zone), and 17.173.030 (B-P, Business Park Zone) of the Murray City Land Use Ordinance as proposed by Community Development Staff in this report.**

Jared Hall
Planning Division Supervisor
801.270.2427
jhall@murray.utah.gov

Site Information



April 18, 2019

NOTICE OF PUBLIC HEARING

This notice is to inform you of a Planning Commission meeting scheduled for Thursday, May 2, 2019 at 6:30 p.m., in the Murray City Municipal Council Chambers, located at 5025 S. State Street.

Chihan Kim is requesting a Land Use Ordinance Text Amendment to add "Indoor Vertical Farming" to the Standard Land Use Code and a addition to the Land Use Ordinance allowing Indoor Vertical Farming to Sections 17.08, Definitions; 17.160, C-D (Commercial Development) Zone; and Section 17.152, M-G (Manufacturing General) Zone.

Comments at the meeting will be limited to 3 minutes per person per item. A spokesperson who has been asked by a group to summarize their concerns will be allowed 5 minutes to speak. If you have questions or comments concerning this proposal, please call Jared Hall, with the Murray City Community & Economic Development Division at 801-270-2420, or e-mail to jhall@murray.utah.gov.

Special accommodations for the hearing or visually impaired will be upon a request to the office of the Murray City Recorder (801-264-2660). We would appreciate notification two working days prior to the meeting. TTY is Relay Utah at #711.

MURRAY CITY CORPORATION
NOTICE OF PUBLIC HEARING

NOTICE IS HEREBY GIVEN that on the 2nd day of May 2019, at the hour of 6:30 p.m. of said day in the Council Chambers of Murray City Center, 5025 South State Street, Murray, Utah, the Murray City Planning Commission will hold and conduct a Public Hearing for the purpose of receiving public comment on and pertaining to the addition of Indoor Vertical Farming to the Standard Land Use Code and a Land Use Ordinance Text allowing "Indoor Vertical Farming" to Sections 17.08, Definitions; 17.160, C-D (Commercial Development) Zone and 17.152, M-G (Manufacturing General) Zone.

Jared Hall, Supervisor
Community & Economic Development

4770 S. 5600 W.
WEST VALLEY CITY, UTAH 84118
FED. TAX I.D.# 87-0217663
801-204-6910

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MURRAY, UT 84107

ACCOUNT NUMBER

9001341938

DATE

4/22/2019

ACCOUNT NAME

MURRAY CITY RECORDER,

TELEPHONE

8012642660

ORDER # / INVOICE NUMBER

0001251387 /

PUBLICATION SCHEDULE

START 04/21/2019 END 04/21/2019

CUSTOMER REFERENCE NUMBER

PH - Outdoor Farming in C-D

CAPTION

MURRAY CITY CORPORATION NOTICE OF PUBLIC HEARING NOTICE IS HEREBY G

SIZE

34 LINES

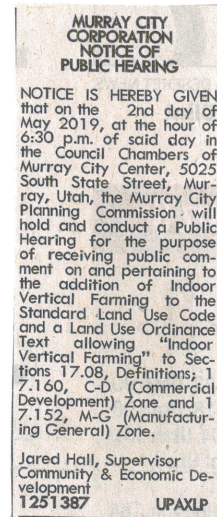
1 COLUMN(S)

TIMES

3

TOTAL COST

62.12



Text Amend -
Indoor Vertical
Gardens
#19-087

AFFIDAVIT OF PUBLICATION

AS NEWSPAPER AGENCY COMPANY, LLC dba UTAH MEDIA GROUP LEGAL BOOKER, I CERTIFY THAT THE ATTACHED ADVERTISEMENT OF MURRAY CITY CORPORATION NOTICE OF PUBLIC HEARING NOTICE IS HEREBY GIVEN that on the 2nd day of May 2019, at the hour of 6:30 p.m. of said day in the Council C FOR MURRAY CITY RECORDER, WAS PUBLISHED BY THE NEWSPAPER AGENCY COMPANY, LLC dba UTAH MEDIA GROUP, AGENT FOR DESERET NEWS AND THE SALT LAKE TRIBUNE, DAILY NEWSPAPERS PRINTED IN THE ENGLISH LANGUAGE WITH GENERAL CIRCULATION IN UTAH, AND PUBLISHED IN SALT LAKE CITY, SALT LAKE COUNTY IN THE STATE OF UTAH. NOTICE IS ALSO POSTED ON UTAHLEGALS.COM ON THE SAME DAY AS THE FIRST NEWSPAPER PUBLICATION DATE AND REMAINS ON UTAHLEGALS.COM INDEFINITELY. COMPLIES WITH UTAH DIGITAL SIGNATURE ACT UTAH CODE 46-2-101; 46-3-104.

PUBLISHED ON Start 04/21/2019 End 04/21/2019

DATE 4/22/2019

SIGNATURE

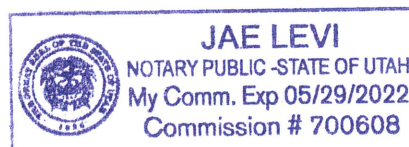
Judmundson

STATE OF UTAH)

COUNTY OF SALT LAKE)

SUBSCRIBED AND SWORN TO BEFORE ME ON THIS 21ST DAY OF APRIL IN THE YEAR 2019

BY LORAIN GUDMUNDSON.



Jae Levi

NOTARY PUBLIC SIGNATURE

Application Materials

ZONING AMENDMENT APPLICATION

Type of Application (check all that apply):

Project # 19-037

☐ Zoning Map Amendment

☒ Text Amendment

☐ Complies with General Plan

☐ Yes

☐ No

Subject Property Address: 158 East 4500 South Murray, UT 84107

Parcel Identification (Sidwell) Number: _____

Parcel Area: _____ Current Use: _____

Existing Zone: C-D Proposed Zone: C-D

Applicant Name: Chihan Kim

Mailing Address: 10919 Secret View Rd

City, State, ZIP: Sandy, UT 84092

Daytime Phone #: 801-631-7174 Fax #: _____

Email address: chkim@advancedgloves.com

Business or Project Name: City Farm

Property Owner's Name (If different): _____

Property Owner's Mailing Address: 10919 Secret View Rd

City, State, Zip: Sandy UT 84092
chkim@advancedgloves.com

Daytime Phone #: 801-631-7174 Fax #: _____ Email: _____

Describe your reasons for a zone change (use additional page if necessary):

Authorized Signature: Chihan Kim Date: 3/8/2019

Application for Zoning Text Amendment

Current Zoning: C-D

Proposed Business: Indoor(Vertical) Farming

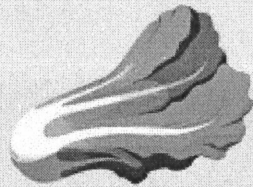


In this amendment application, I do not want to change any zoning but add text, "Indoor Farming" to current zoning.

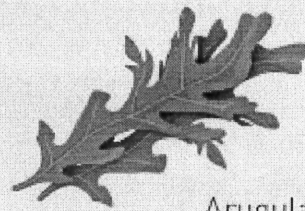
Nature of indoor farming is growing vegetables, fruits, mushrooms, flowers, etc. in enclosed areas. This farming method doesn't usually use any soil and only uses water and nutrients to grow vegetables. Artificial LED lighting system will be used to grow vegetables instead of natural sunlight.

BEST CROPS FOR VERTICAL FARMING

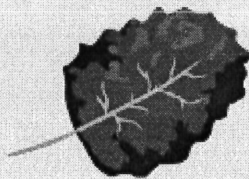
Fast-turn crops are recommended for most commercial vertical farms. A 'turn' is the time it takes to turn a seedling into a product that's ready to go to the market.



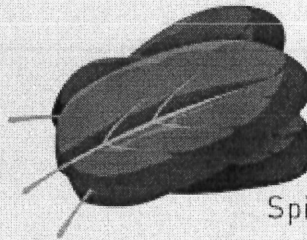
Lettuce



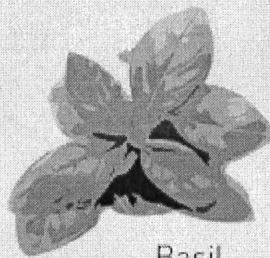
Arugula



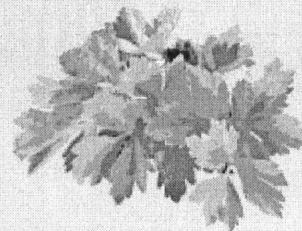
Kale



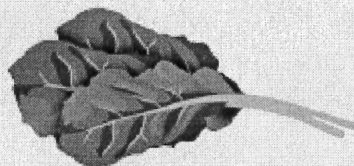
Spinach



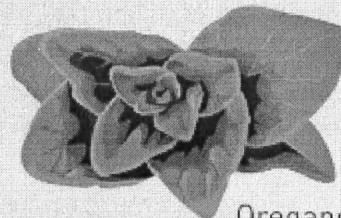
Basil



Cilantro



Chard



Oregano



Chives

How Vertical Farming Works

By 2050, there will be 3 billion more people in existence, and close to 80% of the world's population will live in urban areas. The demand for food will be unprecedented, and we will need to figure out how to get food to the cities in the most effective way.

Enter vertical farming – the idea of building entire skyscrapers occupied with vertically-stacked farms that produce crops twice as fast, while using 40% less power, having 80% less food waste, and using 99% less water than outdoor fields.

Is it feasible, or is it a futuristic money pit?

THE ADVANTAGES OF VERTICAL FARMING

There's no question that vertical farming has enticing potential benefits.

The first is yield. Vertical farming can produce crops year-round, which increases production efficiency by a multiplier of 4 to 6 depending on the crop. There would also be less wastage and spoilage, as most of the crops could be sold fresh in a market or restaurant from the same facility. It's estimated that 30% of harvested crops today are lost due to spoilage or infestation.

Secondly, vertical farming has less risk associated with it. Big weather events such as floods, droughts, or storms can put a dent into agricultural activity fast, costing farmers billions of dollars. Farming indoors can reduce the risk of these types of events to as low as possible.

Lastly, vertical farming is inherently more sustainable. By stacking farms vertically, the productivity per unit of land can be many times higher and arable land can be saved for other purposes. Further, there are no transportation costs to get the crops to market, and energy and water can be recycled within the building. Methane digesters can even help convert organic waste to energy to help power the building.

On paper, vertical farming seems to have big advantages.

TOO GOOD TO BE TRUE?

Critics of vertical farming question the potential profitability of commercial operations.

They say the capital expenditures, as well as the additional energy costs for lighting and heating, could outweigh any benefits. Building complex plumbing and elevator systems to distribute food and water throughout a 30-story building is not easy.

Meanwhile, for traditional farming operations, both sunlight and heat are free. Irrigation is generally cheap as well.

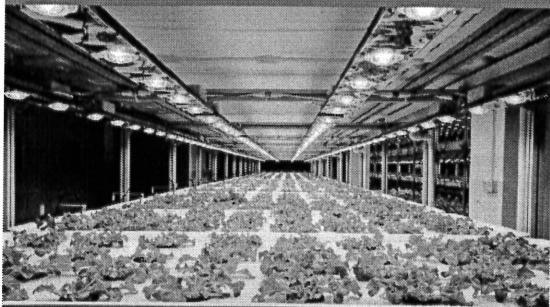
The benefits of vertically-stacked farms would have to outweigh the increased costs. With billions of new people being added to cities over the next decades, this could come be sooner than later.

AUTOCROP™

Vertical Farming Hydroponic Solutions

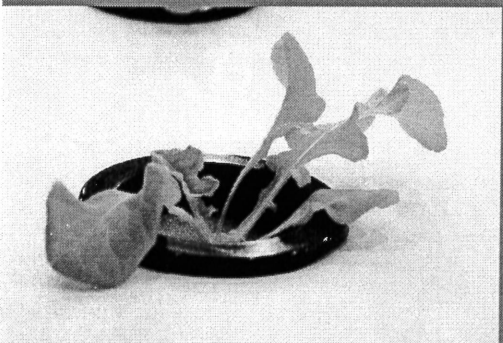


Complete Solution
Racking
LED Grow Lighting
Fertigation
Consulting Services



Available Solution Components

- COMPLETE SOLUTION— EVERYTHING YOU NEED IN ONE SYSTEM
- LED GROW LIGHTING ONLY
- GROW & NURSERY RACKING ONLY
- FERTIGATION ONLY
- RACKING COMBINED WITH FERTIGATION
- CONSULTING SERVICES (AVAILABLE ONLY WITH COMPLETE SYSTEM)

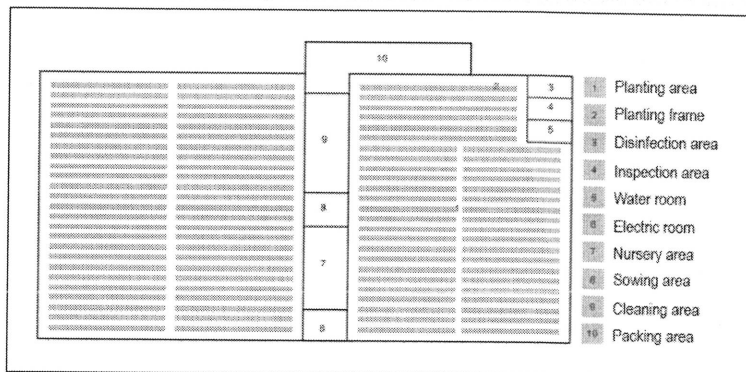


Custom Solutions

Designed for your specific needs

We offer a variety of choices designed to fit your specific vertical farming hydroponic needs. You can purchase the complete system or choose select components to best fit your growing needs.

LAYOUT & DESIGN



EQUIPMENT



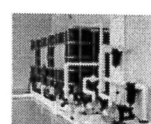
GROW RACKING



NURSERY RACKING

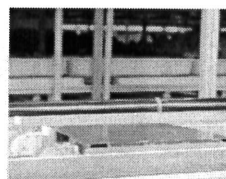
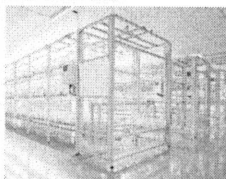


LIGHTING



FERTIGATION

AUTOMATION



CONSULTATION



PRODUCTION

- GROWING
- NUTRIENTS
- PACKAGING
- STORAGE

ENVIRONMENTAL CONTROLS

- TEMPERATURE
- AIRFLOW

P/C AGENDA MAILINGS

"AFFECTED ENTITIES"

Updated 11/2017

UDOT - REGION 2
ATTN: MARK VELASQUEZ
2010 S 2760 W
SLC UT 84104

UTAH TRANSIT AUTHORITY
ATTN: PLANNING DEPT
PO BOX 30810
SLC UT 84130-0810

TAYLORSVILLE CITY
PLANNING & ZONING DEPT
2600 W TAYLORSVILLE BLVD
TAYLORSVILLE UT 84118

WEST JORDAN CITY
PLANNING DIVISION
8000 S 1700 W
WEST JORDAN UT 84088

CHAMBER OF COMMERCE
ATTN: STEPHANIE WRIGHT
5250 S COMMERCE DR #180
MURRAY UT 84107

MURRAY SCHOOL DIST
ATTN: ROCK BOYER
5102 S Commerce Drive
MURRAY UT 84107

MIDVALE CITY
PLANNING DEPT
7505 S HOLDEN STREET
MIDVALE UT 84047

SALT LAKE COUNTY
PLANNING DEPT
2001 S STATE ST
SLC UT 84190

GRANITE SCHOOL DIST
ATTN: KIETH BRADSHAW
2500 S STATE ST
SALT LAKE CITY UT 84115

UTAH POWER & LIGHT
ATTN: KIM FELICE
12840 PONY EXPRESS ROAD
DRAPER UT 84020

DOMINION ENERGY
ATTN: BRAD HASTY
P O BOX 45360
SLC UT 84145-0360

COTTONWOOD IMPRVMT
ATTN: LONN RASMUSSEN
8620 S HIGHLAND DR
SANDY UT 84093

JORDAN VALLEY WATER
ATTN: LORI FOX
8215 S 1300 W
WEST JORDAN UT 84088

CENTRAL UTAH WATER DIST
355 W UNIVERSITY PARKWAY
OREM UT 84058

HOLLADAY CITY
PLANNING DEPT
4580 S 2300 E
HOLLADAY UT 84117

COTTONWOOD HEIGHTS CITY
ATTN: PLANNING & ZONING
2277 E Bengal Blvd
Cottonwood Heights, UT 84121

SANDY CITY
PLANNING & ZONING
10000 CENTENNIAL PRKWY
SANDY UT 84070

UTOPIA
Attn: JAMIE BROTHERTON
5858 So 900 E
MURRAY UT 84121

COMCAST
ATTN: GREG MILLER
1350 MILLER AVE
SLC UT 84106

MILLCREEK
Attn: Planning & Zoning
3330 South 1300 East
Millcreek, UT 84106

GENERAL PLAN MAILINGS:

~~WASATCH FRONT REG CNCL
PLANNING DEPT
295 N JIMMY DOOLITTLE RD
SLC UT 84116~~

~~UTAH AGRC
STATE OFFICE BLDG #5130
SLC UT 84114~~

COMMITTEE OF THE WHOLE

June 4, 2019



Murray City Land Use Ordinance Text Amendment - Indoor Farming



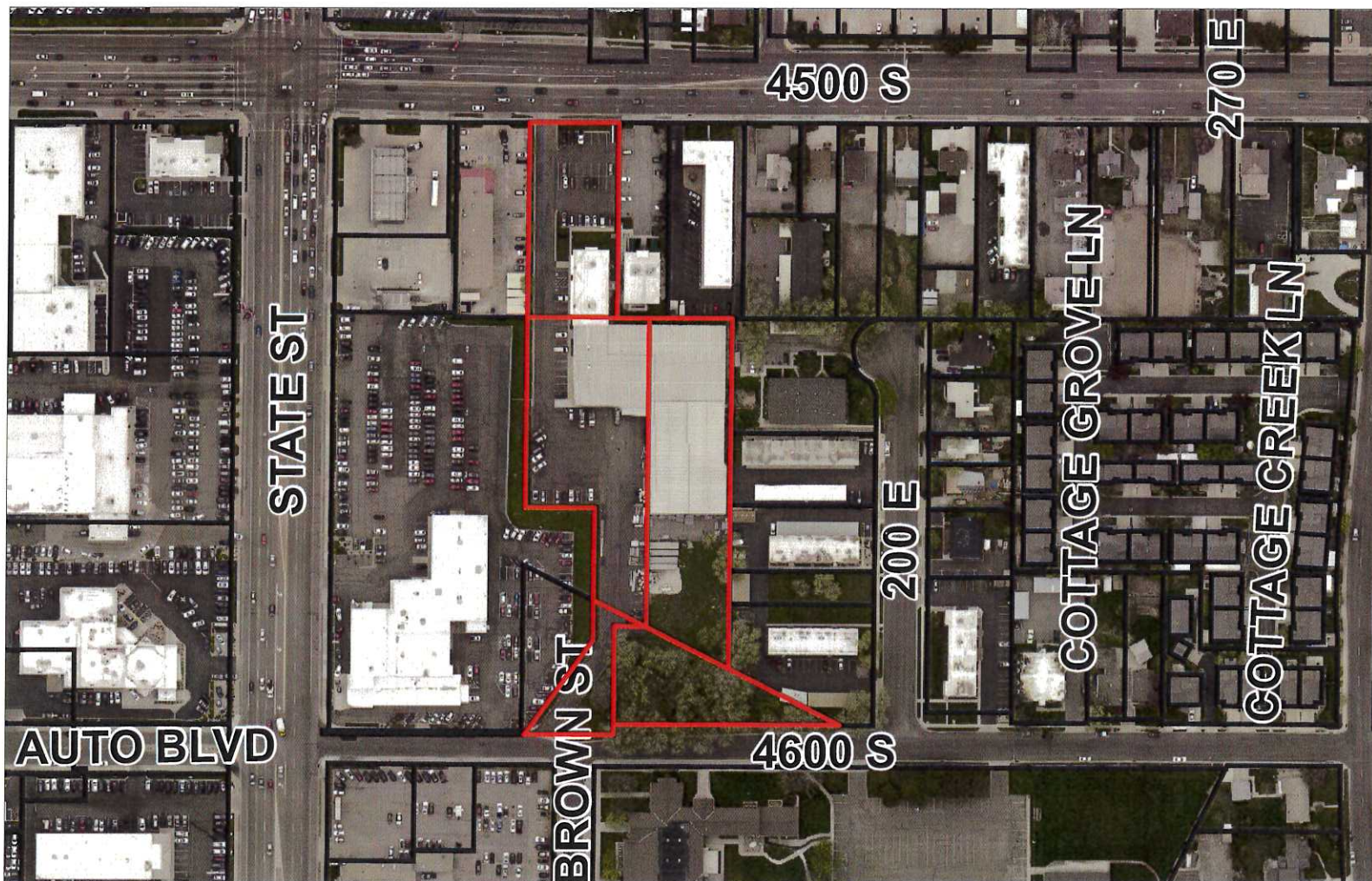
Examples of vertical farming

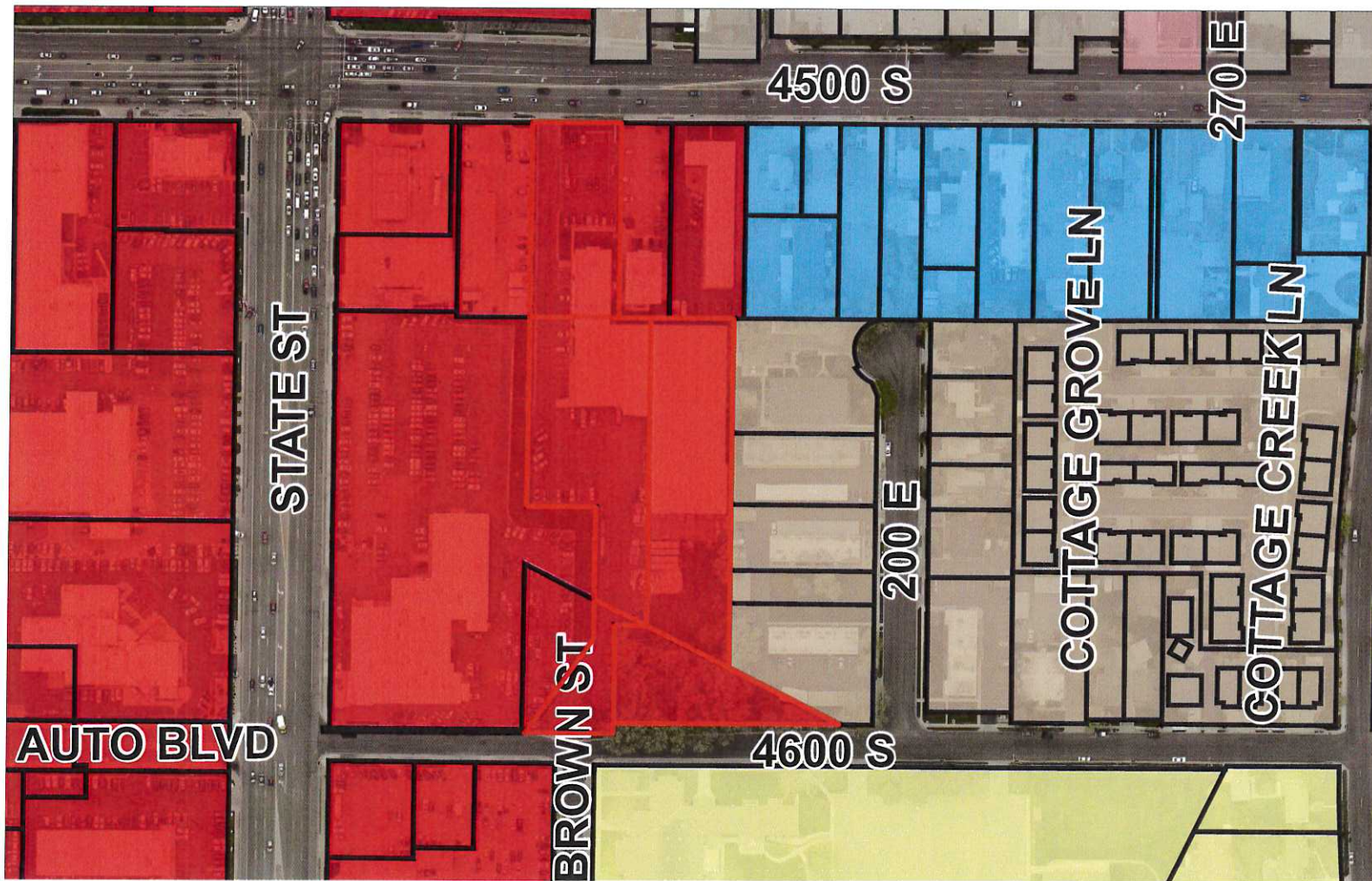


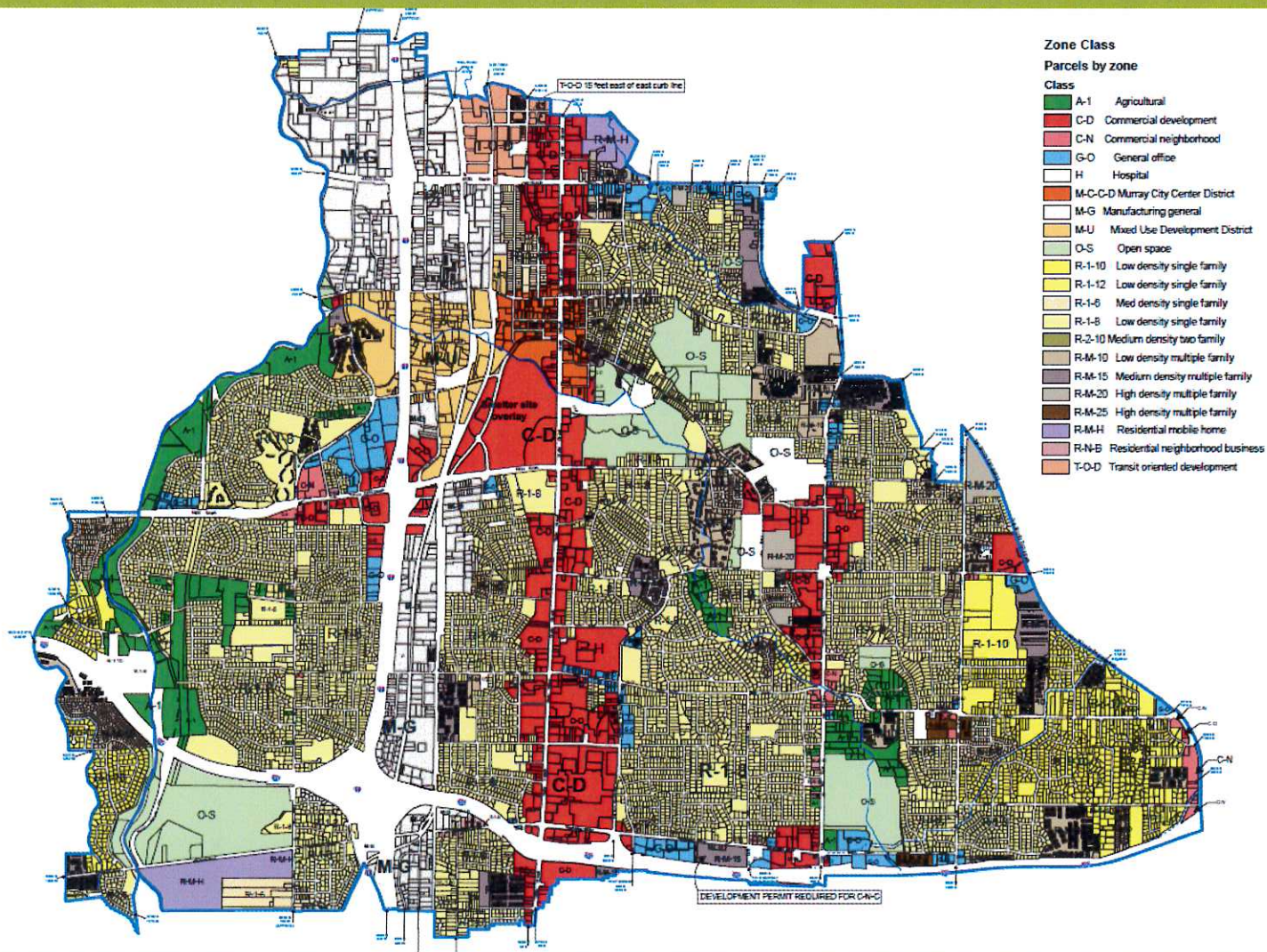
<https://livekindlyproduction-8u6efaq1lw06xga.stackpathdns.com/wp-content/uploads/2018/09/18-EC-0712-Grow-Room-Editorial-2-2-Cropped-1.jpg>



Non-soil based crops grow at south Philadelphia vertical farming operation Metropolis Farms. (Philadelphia City Council/Flickr)









Looking southeast at the property. This is the side facing onto 4500 South.



Looking northeast at the rear side of the property

Findings

- i. The addition of Indoor Farming to retail and manufacturing zones has the potential to support adaptive re-use of existing buildings and infrastructure, and to revitalize underutilized industrial and retail areas of the city.
- ii. The addition of Indoor Farming to retail and manufacturing zones is in keeping with the goals and objectives of the Murray City General Plan.
- iii. The addition of Indoor Farming to retail and manufacturing zones as well as to the mixed-use zones can have a positive impact on public health by providing more efficient, local, year-round access to fresh vegetables.
- iv. The addition of Indoor Farming to retail and manufacturing zones can have a positive impact on the local economy, providing jobs and fresh local produce for restaurants and grocers.

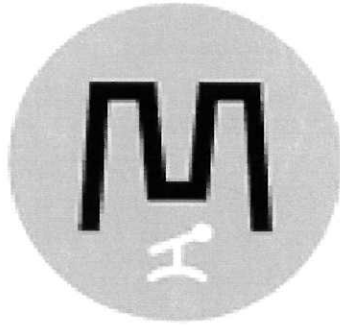


Staff & Planning Commission Recommendation

On May 2, 2019, City staff recommended that the Planning Commission hold a public hearing and forward a recommendation of APPROVAL to the City Council to add **Land Use Category #8121**, Indoor Farming to the Murray City Standard Land Use Code as well as adding **Land Use #8121** to the following sections of City Code:

- 17.146.040, (M-U, Mixed Use Zone);
- 17.152.030, (M-G, Manufacturing General Zone);
- 17.160.030, (C-D, Commercial Development Zone);
- 17.168.050(F), (TOD, Transit Oriented Development Zone); and
- 17.173.030 (B-P, Business Park Zone)





MURRAY
CITY COUNCIL

New Business Item #1




Finance & Administration

FY2019-2020 Rate of Tax Levies

Council Action Request

Council Meeting

Meeting Date: June 18, 2019

Department Director Brenda Moore Phone # 801-264-2513 Presenters Brenda Moore Required Time for Presentation Is This Time Sensitive Yes Mayor's Approval  Date June 6, 2019	Purpose of Proposal Adopt the FY2019 - 2020 Rate of Tax Levies Action Requested Consideration of an ordinance adopting the FY2019-2020 rate of tax levies. Attachments Copy of the ordinance is attached. Budget Impact FY2019-2020 budget revenue. Description of this Item
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ORDINANCE NO. ____

AN ORDINANCE ADOPTING THE RATE OF TAX LEVIES FOR THE
FISCAL YEAR COMMENCING JULY 1, 2019 AND ENDING JUNE 30, 2020.

PREAMBLE

Chapter 2, Title 59 of the Utah Code states that each year, the governing body of each city shall, by ordinance or resolution, adopt final tax levies for its General and Library Funds. UTAH CODE ANN. Chapter 2, Title 59 provides for certain notice and hearing requirements if the proposed total tax rates exceeds the certified tax rate. The City needs to reserve the power to amend the tax rates to guarantee, after final appraisal figures have been determined, that they have the amount required for its governmental operations.

The Murray City Municipal Council wants to adopt final levies for fiscal year 2019-2020 subject to the requirements of UTAH CODE ANN. Chapter 2, Title 59.

BE IT ENACTED by the Murray City Municipal Council as follows:

Section 1. Purpose. The purpose of this Ordinance is to adopt the tax levies for fiscal year 2019-2020 subject to the requirements of UTAH CODE ANN. Chapter 2, Title 59.

Section 2. Enactment.

1. The Murray City Municipal Council hereby levies, upon property within the City, made taxable by law in the year 2019 for the fiscal year of the City ending June 30, 2020, a tax of .001785 on each dollar of taxable valuation of said property as revenue in the General Fund and a tax of .000464 on each dollar of taxable valuation of said property as revenue in the Library Fund for a combined total tax of .002249 on each dollar of taxable valuation of said property.

2. The total tax levy for the General and Library Funds does not exceed the certified tax rate. Since the total tax levy for the General and Library Funds does not exceed the certified tax rate, the budgets are not subject to the notice, hearing and other requirements of UTAH CODE ANN. Chapter 2, Title 59.

3. The Murray City Municipal Council hereby further levies a tax to cover the costs of mandates by the Utah State Legislature or judicial or administrative orders under UTAH CODE ANN. Chapter 2, Title 59 as determined by the Utah State Tax Commission and the Salt Lake County Auditor.

4. The tax levies herein above determined and levied shall be certified by the City Recorder to the Salt Lake County Auditor pursuant to the provisions of UTAH CODE ANN. Chapter 2, Title 59.

5. The City hereby expressly reserves the power and right to amend any tax levy made herein as it may deem just and appropriate under the law.

Section 3. Effective Date. This Ordinance shall take effect on July 1, 2019.

PASSED, APPROVED AND ADOPTED, this day of , 2019.

MURRAY CITY MUNICIPAL COUNCIL

Dave Nicponski, Chair

ATTEST:

Jennifer Kennedy, City Recorder

MAYOR'S ACTION: Approved.

DATED this _____ day of _____, 2019.

D. Blair Camp, Mayor

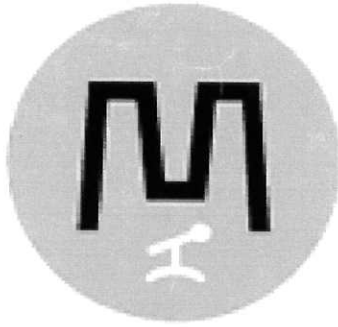
ATTEST:

Jennifer Kennedy, City Recorder

CERTIFICATE OF PUBLICATION

I hereby certify that this Ordinance was published according to law on the _____
day of _____, 2019.

Jennifer Kennedy, City Recorder



MURRAY
CITY COUNCIL

New Business Item #2



MURRAY


Department/Agency Finance & Administration

Public treasurer's investment fund account (PTIF) change resolution

Council Action Request

Council Meeting

Meeting Date: June 18, 2018

Department Director Brenda Moore Phone # 801-264-2513 Presenters Brenda Moore Required Time for Presentation Is This Time Sensitive No Mayor's Approval  Date	Purpose of Proposal Add Brenda Moore as an authorized administrator to the PTIF account. Action Requested A resolution approving a public entity resolution authorizing certain employees to access and transact with the PTIF. Attachments Murray City resolution, and the PTIF Public Entity Resolution Budget Impact No budget impact Description of this Item A resolution approving a public entity resolution authorizing certain employees to access and transact with city public treasurer's investment fund (PTIF) accounts. The State Treasurer requires that when a change is made to the authorized administrators of the the City's PTIF investment account, the changes must be confirmed by the governing body through a resolution. We are changing the authorized individuals to Brenda Moore and Wendell Coombs. Danyce Steck was removed as an administrator in March when she left the City. The PTIF requires at least two individuals have this authority. To maintain internal control, the City Controller, who does not have authority to transact business with the PTIF, reconciles the PTIF accounts monthly and has read only access of the PTIF accounts.
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RESOLUTION NO. _____

A RESOLUTION APPROVING A PUBLIC ENTITY RESOLUTION
AUTHORIZING CERTAIN EMPLOYEES TO ACCESS AND TRANSACT
WITH CITY PUBLIC TREASURER'S INVESTMENT FUND (PTIF)
ACCOUNTS.

WHEREAS, pursuant to Section 2.11.070 of the Murray City Municipal Code, the City Treasurer is responsible to provide for the investment of cash in accordance with the Uniform Fiscal Procedures Act and the Utah Money Management Act; and

WHEREAS, the Utah Money Management Act provides the manner in which the City Treasurer may invest public funds; and

WHEREAS, the City has chosen to invest funds with the Utah Public Treasurer's Investment Fund ("PTIF") which invests only in securities authorized by the Utah Money Management Act; and

WHEREAS, the City is required to authorize certain employees to make access and/or transact with PTIF accounts.

NOW, THEREFORE, BE IT RESOLVED by the Murray City Municipal Council:

1. It hereby approves a Public Entities Resolution, in substantially the form attached, authorizing the City Treasurer, Wendell Coombs and the City Finance and Administration Director, Brenda Moore, to act on behalf of the City to access and/or transact with PTIF accounts; and

2. D. Blair Camp, Mayor, is hereby authorized to execute the Public Entities Resolution on behalf of the City and to act in accordance with its terms.

DATED this day of , 2019.

MURRAY CITY MUNICIPAL COUNCIL

Dave Nicponski, Chair

ATTEST:

Jennifer Kennedy, City Recorder



Office of the
State Treasurer

Public Entity Resolution

1. Certification of Authorized Individuals

I, D. Blair Camp (Name) hereby certify that the following are authorized: to add or delete users to access and/or transact with PTIF accounts; to add, delete, or make changes to bank accounts tied to PTIF accounts; to open or close PTIF accounts; and to execute any necessary forms in connection with such changes on behalf of Murray City Corporation (Name of Legal Entity). Please list at least two individuals.

Name	Title	Email	Signature(s)
Wendell D. Coombs Jr	Treasurer	wcoombs@murray.utah.gov	
Brenda Moore	Director of Finance & Administration	bmoore@murray.utah.gov	

The authority of the named individuals to act on behalf of Murray City Corporation (Name of Legal Entity) shall remain in full force and effect until written revocation from Murray City Corporation (Name of Legal Entity) is delivered to the Office of the State Treasurer.

2. Signature of Authorization

I, the undersigned, Mayor (Title) of the above named entity, do hereby certify that the forgoing is a true copy of a resolution adopted by the governing body for banking and investments of said entity on the _____ day of June, 20 19, at which a quorum was present and voted; that said resolution is now in full force and effect; and that the signatures as shown above are genuine.

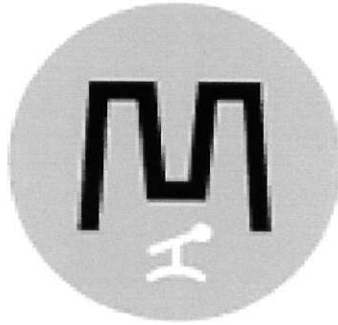
Signature	Date	Printed Name	Title
		D. Blair Camp	Mayor

STATE OF UTAH)
COUNTY OF _____)

Subscribed and sworn to me on this _____ day of June, 20 19, by D. Blair Camp (Name), as Mayor (Title) of Murray City Corporation (Name of Entity), proved to me on the basis of satisfactory evidence to be the person(s) who appeared before me.

(seal)

Signature _____



MURRAY
CITY COUNCIL

New Business Item #3



MURRAY


Public Works

Pass Through Funds Agreement Between UDOT and Murray City

Council Action Request

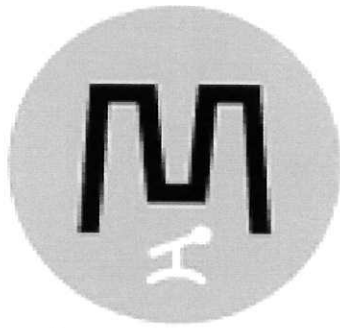
Committee of the Whole & City Council Meeting

Meeting Date: June 18, 2019

Department Director Danny Astill Phone # 801-270-2404 Presenters Danny Astill Brenda Moore Required Time for Presentation 10 Minutes Is This Time Sensitive Yes Mayor's Approval  Date June 4, 2019	Purpose of Proposal Information and discussion about receiving UDOT Pass Through Funds. Action Requested Discussion and action by the Council to receive UDOT Pass Through Funds. Attachments Copy of SB 268, Pass Through Funds Agreement, Murray City Project Description, Resolution Budget Impact Addition of \$1 million for a transportation project identified as 5600 South, from State Street to Van Winkle Expressway. Description of this Item <p>During the 2019 legislative session Murray City was considered to receive a one-time funding award for a transportation project. The 5600 South road project was quickly identified and included in SB 268, lines 357-358, with a total allocation of \$1 million to the city for this project. UDOT has contacted us and would like to begin the project as soon as possible.</p> <p>The \$1 million awarded will not cover the costs of the entire project; therefore, we will begin work at State Street and progress eastward until the funds are exhausted. Additionally, we will make applications for additional funds from the Transportation Choice and Wasatch Front Regional Council to assist in completing the entire corridor.</p>
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Please refer to supporting documentation in
Committee of the Whole
Discussion Item #3.



MURRAY
CITY COUNCIL

New Business Item #4



MURRAY


Justice Court

Resolution authorizing an interlocal cooperation agreement

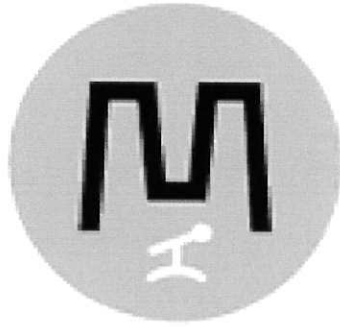
Council Action Request

Committee of the Whole and Council Meeting

Meeting Date: June 18, 2019

Department Director G.L. Critchfield for Karen Gallegos Phone # 801-264-2640 Presenters G.L. Critchfield	Purpose of Proposal Resolution authorizing interlocal cooperation agreement for prisoner transport for Justice Court proceedings Action Requested Approval of resolution. Attachments Resolution, Interlocal Cooperation Agreement Budget Impact SLCo (Sheriff's Office) charges \$50.93 per prisoner transported within Salt Lake County. Justice Court has budgeted \$50,000 for the 2019-2020 fiscal year for such transports. Description of this Item Since the beginning of Justice Court the City has entered into agreements for prisoner transport for Justice Court proceedings. The latest agreement was with Salt Lake County (Sheriff's Office). This agreement ends June 30, 2019. The proposed new interlocal agreement would, if approved, be for a similar term: One year with four, one-year renewal terms.
Required Time for Presentation 10 Minutes Is This Time Sensitive Yes Mayor's Approval  Date June 3, 2019	

Please refer to supporting documentation in
Committee of the Whole
Discussion Item #4.



MURRAY
CITY COUNCIL

New Business Item #5



MURRAY


Community & Economic Development

NeighborWorks Salt Lake Agreement with the Redevelopment Agency of Murray and Murray City

Council Action Request

Council Meeting

Meeting Date: June 18, 2019

Department Director Melinda Greenwood Phone # 801-270-2428 Presenters Melinda Greenwood Jim McNulty Required Time for Presentation Is This Time Sensitive Yes Mayor's Approval  Date June 4, 2019	Purpose of Proposal Proposed Agreement with NeighborWorks Salt Lake. Action Requested Consideration of a resolution approving the agreement with NeighborWorks Salt Lake . Attachments Proposed agreement and resolution Budget Impact RDA funds. Description of this Item <p>NeighborWorks Salt Lake would like to continue its partnership with Murray City Corporation and the Redevelopment Agency of Murray. The proposed agreement would replace an existing agreement which has expired.</p> <p>The agreement allows for all parties to work collaboratively to meet the City's housing goals by facilitating neighborhood revitalization and development through increased homeownership in the community. The agreement also includes updated Neighborhood and Housing Goals as well as Moderate-Income Housing Goals as outlined in the Murray City General Plan (adopted in May 2017).</p>
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RESOLUTION NO. _____

A RESOLUTION APPROVING AN AGREEMENT BETWEEN THE CITY,
THE REDEVELOPMENT AGENCY OF MURRAY CITY, AND SALT LAKE
NEIGHBORHOOD HOUSING SERVICES DBA NEIGHBORWORKS
SALT LAKE.

WHEREAS, the City and Salt Lake Neighborhood Housing Services dba NeighborWorks® Salt Lake ("NeighborWorks") have a common interest in addressing the City's housing goals and in facilitating neighborhood revitalization and development through increased homeownership in the community; and

WHEREAS, the parties have engaged in a collaborative effort by agreement since at least May, 2011; and

WHEREAS, the latest Agreement expired and the City and NeighborWorks want to continue to partner and enter into an agreement to extend their contractual relationship from May 2019 through May 2021 ("Agreement"); and

WHEREAS, the City intends to use Community Development Block Grant funds to continue to fund part of the scope of work provided in the Agreement; and

WHEREAS, the RDA shall become a party to the Agreement as it wants to contribute TIF housing funds to help fund the scope of work under the Agreement.

NOW, THEREFORE, be it resolved by the Murray City Municipal Council as follows:

1. It hereby approves the Agreement between the City, the Redevelopment Agency of Murray City and NeighborWorks in substantially the form attached as Exhibit "A".
2. The Agreement is in the best interest of the City.
3. Mayor D. Blair Camp is hereby authorized to execute the Agreement on behalf of the City and to act in accordance with its terms.

PASSED, APPROVED AND ADOPTED by the Murray City Municipal Council this ____
day of _____, 2019.

Murray City Municipal Council

Dave Nicponski, Chair

ATTEST:

Jennifer Kennedy, City Recorder

EXHIBIT “A”

Form of Agreement

Agreement between NeighborWorks® Salt Lake, the Redevelopment Agency of Murray City and Murray City Corporation

This Agreement (the “Agreement”) is made this ____ day of _____ 2019, between Salt Lake Neighborhood Housing Services, DBA as NeighborWorks® Salt Lake (“NeighborWorks” or “NWSL”), the Redevelopment Agency of Murray City (“RDA”) and Murray City Corporation (“City”).

RECITALS

- A. The mission of NeighborWorks, a private nonprofit organization incorporated in the State of Utah, is to build on the strengths of neighborhoods, creating opportunities through housing, resident leadership, youth and economic development. The organization works in partnership with residents, government and businesses to build and sustain neighborhoods of choice.
- B. In May 2017, the Murray City Council adopted a new General Plan. The General Plan includes Neighborhood & Housing Goals and Moderate-Income Housing Goals as follows:
- Provide information to homeowners on available grants, loans and other programs to assist in restoration and rehabilitation efforts;
 - Continue to work with NeighborWorks Salt Lake on Housing rehabilitation and infill project;
 - Promote affordable housing options that address the needs of low to moderate income households and individuals and offer options for a range of demographics and lifestyles;
 - Support a range of housing types, including townhomes, row-homes, and duplexes, which appeal to younger and older individuals as well as a variety of population demographics;
 - Promote the construction of smaller-scaled residential projects that are integrated with current and future employment, retail, and cultural areas;
 - Continue to support Accessory Dwelling Units (ADUs) in all single-family residential zones.
- C. The RDA and City have an interest in a continuing partnership with NeighborWorks to address the housing goals and to facilitate neighborhood revitalization in the community.
- D. All parties have a vital interest in strengthening underserved communities and promoting community revitalization and development through facilitation of increased homeownership within the City.

- E. The parties wish to continue a collaborative effort which will result in the opportunity for NeighborWorks to expand its lines of business to the City.
- F. This Agreement is executed in consideration of the mutual promises of the parties contained herein.

AGREEMENT

NOW, THEREFORE, in consideration of the foregoing, the parties agree as follows:

1.0 Purposes of this Agreement between NeighborWorks, the RDA and the City

- A. To agree to a mutual process and commitments for lending and future development of NeighborWorks to meet City housing goals and objectives from May 2019 to May 2021.
- B. To delineate roles, responsibilities and/or expectations of parties involved.

2.0 Background

NeighborWorks will serve as a centralized resource for affordable homeownership opportunities in the City, providing seamless homeownership education and counseling services to low-and moderate-income households.

The collaboration aims to collectively build the capacity of NeighborWorks' lending and development lines of business and increase leverage of RDA and City housing dollars to meet their housing goals. The objectives of this partnership are to provide housing counseling, act as a conduit for land banking, property acquisition, affordable housing development, administering a housing rehabilitation program and appropriate neighborhood revitalization efforts. The goal of the parties is to facilitate home improvement loans, maintain homeownership and revitalize neighborhoods experiencing decline.

3.0 Partner Roles, Responsibilities and Deliverables

Homeownership promotion is one of NeighborWorks's core lines of business. NeighborWorks will help the City meet its home rehabilitation goals. To do so, the Parties shall take on the following roles and responsibilities:

Activity	Responsible Party	Outcome
Maintain a centralized website of information about affordable homeownership opportunities, special mortgage products, and homeownership education and counseling services	NWSL	NWSL website will have current and accurate information about affordable homeownership opportunities, special mortgage products, homeownership education and counseling services, and affordable rehab loan products

Maintain a neighborhood based NeighborWorks office in the City	NWSL	NWSL will maintain a presence in within the City through operating an office within the City limits
Continue a city-wide public awareness campaign to promote home improvement loan opportunities, to improve awareness of, and access to, such offerings by all segments of the qualifying public, particularly households that are historically underserved for homeownership opportunities	NWSL City	NWSL and the City will jointly conduct at least one annual city-wide public awareness campaign per year
Maintain an advisory board reflecting a resident/private/public sector representation not to exceed nine members	NWSL	NWSL will hold regular meetings with its advisory board throughout the contract period
Maintain a loan committee reflecting a resident/private/public sector representation not to exceed five members	NWSL	NWSL will hold regular meetings with its loan committee throughout the contract period
Host four community meetings or events in the City. These events could include Paint Your Heart out or community action planning	NWSL	NWSL will host four community meetings or events during the contract period
Process eight loans during the two-year contract period	NWSL	NWSL will process eight loans for properties located within the City
Acquire, rehabilitate or construct at least two properties	NWSL	NWSL will acquire at least two problem properties within the City
Maintain open lines of communication and reporting	NWSL	NWSL will provide monthly activity reports to the City and report to the RDA as needed
Designate CDBG funding	City	The City will prioritize housing as a critical funding issue for CDBG funds. CDBG funds are contingent upon appropriations from Congress and allocation approval by the Murray City Council and the Advisory Committee. Based on the Housing Market Study goals and objectives adopted by the City Council, the City will advocate for resources to address housing needs in the City

Designate RDA TIF funding	RDA	The RDA will designate at least 20% of RDA TIF housing funds for homeowners that are at or below 120% Area Median Income for housing programs to NWSL each year during the contract period. Funding is contingent upon property tax allocation
Program Delivery with funds	NWSL	NWSL will allocate at least 80% of TIF funding towards program activity and 20% may be used toward administrative expenses
Maintain representation on NWSL Board of Directors	City	The City will maintain current membership on the NWSL Board of Directors
Maintain representation on the Murray Advisory Committee	City	The City will maintain current membership on the Murray Advisory Committee
Assist in the hiring of staff for the NWSL Murray office	City	City's representative on the NWSL board shall, upon the request of NWSL and time permitting, serve on NWSL's hiring panel for the Murray Office
Participate in training and planning opportunities, when available, that contribute to strengthening the partnership and services to the City	City	City staff will actively participate in training and planning opportunities throughout the contract period

4.0 Performance and Deliverables

4.1 Period of Performance

The services specified are to be performed commencing as of the effective date of this agreement through May 31, 2021, in accordance with the timelines described in this Agreement.

4.2 Termination

In the event of breach of this Agreement or failure by any of the parties to perform the services described hereunder, NeighborWorks or the City shall be entitled to terminate this Agreement upon thirty (30) days' notice, to permit other parties the opportunity to cure if possible. This Agreement may be terminated by either party for any reason on thirty (30) days written notice to the other party.

4.3 Independent Contractor

This Agreement represents the entire agreement and understanding of matters between the parties and supersedes any prior agreements. It is understood that NeighborWorks is an independent contractor and both the RDA and the City are public agencies and neither is a partner, agent or

employee of NeighborWorks. NeighborWorks shall be responsible for its own employment taxes, worker's compensation and similar expenses. NeighborWorks shall comply with all Federal, State and Local laws.

4.4 Contacts

Coordination of work on this Agreement will be the responsibility of:

For NeighborWorks:

Maria Garciaz
Executive Director
622 West 500 North
Salt Lake City, Utah 84116
maria@nwsaltlake.org
801-539-1590

and

For Murray City and the RDA:

Melinda Greenwood
Community & Economic Development Director
4646 South 500 West
Murray, Utah 84123
mgreenwood@murray.utah.gov
801-270-2428

All inquiries regarding this agreement and implementation of the Scope of Work should be directed to these contact persons.

4.5 Ownership of Documents

All documents and records, produced by NeighborWorks in connection with this Agreement, without limitation, shall become and remain the City's property. NeighborWorks shall not publicly disclose the records without prior approval of the City. NeighborWorks understands that the records produced in connection with this Agreement are subject to the Utah Government Records Access and Management Act (GRAMA).

4.6 Program Income

All program income generated from the use of RDA funds will be put into a revolving fund that will be managed by NeighborWorks Salt Lake. Program income has the same restrictions as outlined above for RDA funding, including a 20% cap on program delivery expenses. NeighborWorks Salt Lake will report all program income to the RDA and the City. In addition, if this Agreement is terminated, all program income will be returned to the RDA and/or City, respectively.

4.7 Immigration Status Verification

NeighborWorks shall comply with section 63G-12-402 of the Utah Code in dispensing public benefits, as defined in State and Federal law. NeighborWorks shall fully comply with section 63G-12-302 of the Utah Code in hiring employees after July 1, 2009, including participation in a Status Verification System.

4.8 Assignability

This Agreement shall not be assigned by NeighborWorks without written consent of both RDA and City.

IN WITNESS THEREOF the parties have caused this Agreement to be executed and in effect as of the day and year first written above. It is understood that the signatures bind the parties to this Agreement of which the signatories are a part and that without all signatures, this Agreement shall be void.

Salt Lake Neighborhood Housing Services, dba NeighborWorks® Salt Lake

(Signature)
Maria Garciaz
Executive Director

(Date)

Redevelopment Agency of Murray City

(Signature)
James A. Brass
RDA Chair

(Date)

Attest:

D. Blair Camp
RDA Executive Director

Murray City Corporation

(Signature)
Mayor D. Blair Camp
Murray City Corporation

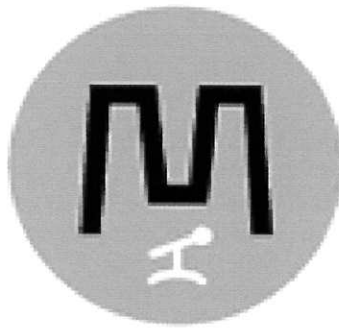
(Date)

Attest:

City Recorder

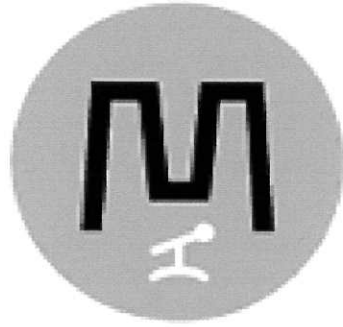
Approved as to Form

City Attorney's Office



MURRAY
CITY COUNCIL

Mayor's Report And Questions



MURRAY
CITY COUNCIL

Adjournment