

Murray City Municipal Council Chambers Murray City, Utah

The Murray City Municipal Council met on Tuesday, March 17, 2020 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:

Kat Martinez	District #1
Dale Cox	District #2 – Council Chair
Rosalba Dominguez (via Telephone)	District #3 – Council Vice-Chair
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	Chief Communications Officer
Craig Burnett	Police Chief	Brenda Moore	Finance Director
Kenny Bass	Police Officer	Joey Mittelman	Assistant Fire Chief
Jared Hall	Community Development Supervisor	Melinda Greenwood	Community & Economic Development (CED) Director
		Kim Sorensen	Parks & Recreation Director
Citizens			

Opening Ceremonies

Call to Order – Councilmember Cox called the meeting to order at 6:30 p.m.

Pledge of Allegiance – The Pledge of Allegiance was led by Brett Hales

Approval of Minutes

Council Meeting March 3, 2020

MOTION: Councilmember Turner moved to approve the minutes. The motion was SECONDED by Councilmember Martinez. Voice vote taken, all “ayes.”

Special Announcement

Mr. Cox read a statement regarding COVID-19:

“We have a bit of a situation going on in the world. We are glad you are here or watching the live video of our meeting. I want to assure you that Murray City is doing all it can to prevent the spread of the COVID-19 virus. We urge you to use a commonsense approach to prevent illness: wash your hands frequently for at least 20 seconds, avoid touching your face, and practice the six-foot social distancing rule with others. If you have been exposed to someone who has tested positive for the virus, please self-quarantine for 14 days. If you have traveled outside the US, depending on the country, you may also need to self-quarantine (China, Iran and most of Europe have widespread risk). If you develop a fever, cough, or have difficulty breathing, please contact your healthcare provider for medical advice.

During the meeting, if you want to make comments during the “Citizen Comment” period or on one of the “Public Hearings” you can email your comments to Jlopez@murray.utah.gov. These comments need to be less than 3 minutes, include your name and contact information and they will be read into the record.”

Mayor Camp said this is not a time for panic or fear. He outlined some of the precautions that the city is taking. The COVID-19 situation is very fluid and constantly changing. There is so much information being blasted to the public through news outlets, social media, state and local websites and so forth. There is so much information it has become a challenge to keep up with it. He urged everyone to stay informed but cautioned them to get their information from reliable sources such as the Salt Lake County Health Department, the Utah State Health Department, and the Center for Disease Control (CDC). The City Staff are not public experts and rely heavily on those who are for credible information. Decisions that the City is making are made in accordance with County and State health officials.

On Friday, March 13, 2020 Mayor Camp issued a proclamation declaring a State of Local Emergency in Murray City. A State of Emergency had been declared in Utah by the Governor as well as in Salt Lake County by Mayor Jenny Wilson on March 6, 2020. The timing of the City’s declaration correlated with the decision of the Murray School District to close the schools as well as the closure of multiple Salt Lake County facilities.

The purpose of the declaration is to empower the Mayor to take extraordinary measures to protect life and property, such as imposing curfews or other measures, while providing some limited immunity to public employees and the City for actions during an emergency. The duration of the emergency declaration is undetermined, however, in order to extend it beyond 30 days, it must be authorized by the City Council.

Many people have asked what the city is doing to be prepared. City facilities that have been temporarily suspended include the Library, Senior Recreation Center, the Recreation Center in Murray Park and all sports and recreation programs. The Planning

and Zoning Commission meeting scheduled for this Thursday, has been canceled. They will have the ability to conduct a remote public hearing by their April 2, 2020 meeting.

We are still processing passport applications but will now do them by appointment only

Even though the Library is closed, they are encouraging the use of their digital library. Staff is also providing a hold pickup service where patrons park in a specified stall, call the number on the postage instructions, and the item will be brought to the curbside in a bag which the patron can retrieve once the employee has re-entered the building.

Most employee travel has been postponed or canceled.

Because of the closure of some facilities, part-time employees including crossing guards, library employees, and recreation employees are being impacted. We are currently keeping all full-time employees working and all Department Directors are evaluating what employees can work from home as it becomes necessary. There are currently no plans to shorten the hours of City Hall or other City facilities but we are constantly re-evaluating.

The Park Center staff is attempting to get their usual summer cleaning done a few months early in hopes of avoiding a week long closure in August, which is usually when they do their cleaning.

Beginning tomorrow, the Senior Recreation Center will serve sack lunches Tuesday through Friday. The center has provided a phone number for patrons to call, order and pay for their lunch a day prior and a sack lunch will be delivered to the patron's car in front of the building.

Joey Mittelman, Assistant Fire Chief said the important thing is that the City is being led by an incredible staff and Commander in Chief. Assistant Chief Mittelman is confident in the Emergency Operation Center (EOC) staff and the Mayor and his staff being able to lead us forward. The EOC is activated in three different levels. The first level is on the State Level where the Governor has put his team. Below that is the County Level who push out information to the local cities who are working together to develop plans. The Fire Department has a phone call every day at 9:00 a.m. where they get updates. They also receive a report with constant updates on where the virus is spreading and the other impacts it's having.

Assistant Chief Mittelman said people are concerned about both the virus and its economic impacts. He believes the economic impacts are being addressed on the State level and as time goes on, those will be addressed at the city level as well.

The United Way has a lot of resources that people aren't aware of. 2-1-1 is a public information line for food, housing assistance, etc. (See Attachment 1). These are hard times and it's good to have a support network around you. In hard economic times,

people struggle both mentally and physically. Another thing you can do is be a neighbor helping a neighbor. Everyone has a neighbor that is willing to help them out, the Fire Department sees this on a daily basis.

Mayor Camp asked the public to take a moment and consider what they are doing to prepare to combat this pandemic. He emphasized the importance of self-reliance and personal preparedness. This is a time where we all need to reach out to our friends and neighbors. It's a time to share resources and helping hands. Mayor Camp is concerned about the impact of this situation on our economy. He encouraged everyone to continue to support local businesses, especially small businesses. Everyone will be impacted in one way or another.

This afternoon, the Governor announced that all counties in Utah have been approved for Small Business Administration Assistance (SBA). Further information on that assistance will be forthcoming from the Governor's office.

Mayor Camp reiterated that this is not a time to panic or fear. It's a time to be vigilant and do all we can to help slowdown the curve of growth. He encouraged everyone to avoid buying more than what is necessary in supplies and food in order to help avoid the fear and uneasiness that is caused by empty shelves. The city will constantly be posting updates on its social media outlets.

Councilmember Martinez asked if there have been any conversations with Intermountain Medical Center (IMC) and the City.

Mayor Camp replied the City has been in contact with the hospital.

Assistant Chief Mittelman said the hospital has an emergency manager who the City communicates with. The hospital serves a large area and is briefing the City on everything they are doing. They have top of the line facilities.

Councilmember Martinez asked if Boards and Commissions are able to hold their meetings remotely or if they are pausing them right now.

Mayor Camp replied he wasn't sure, but he would check into it.

Councilmember Turner asked if IMC was testing for the coronavirus.

Councilmember Dominguez said there are various locations that are offering curbside testing. There's one at TOSH and some other locations.

Mayor Camp said his office was informed this morning that there was a shortage of test kits, so he is glad to hear there is still testing going on.

Assistant Chief Mittelman said the State has kits, however, the system is quickly overrun by concerned patrons that have minor symptoms. He told people to not be disheartened if you go to get tested and you don't meet the criteria to be tested. Citizens need to be cognizant. The test results take 24 to 48 hours to get back.

Mayor Camp noted they held their weekly staff meeting via video conferencing. It worked really well and was a good exercise.

Councilmember Cox thanked the Mayor, his staff and the first responders for responding so quickly to this.

Special Recognition

1. Murray City Council Employee of the Month, Police Officer Kenny Bass. Brett Hales and Chief Burnett

Staff Presentation: Brett Hales, Councilmember and Craig Burnett, Police Chief

Councilmember Hales said the Council started the Employee of the Month Program because they felt it was important to recognize the City's employees. He presented Mr. Bass with a certificate, a \$50 gift card and told him that his name would appear on the plaque located in the Council Chambers. He expressed his appreciation to Mr. Bass for all he does for the City.

Chief Burnett spoke about Mr. Bass' accomplishments throughout his 25 year career with the City.

2. Consider a Joint Resolution of the Mayor and Municipal Council of Murray City, Utah in Support of the Murray Exchange Club by Recognizing and Declaring April 2020 as Child Abuse Prevention Month.

Mayor Camp thanked the Exchange Club for all they do throughout the community. He read the Joint Resolution and presented it to Sheri VanBibber, Murray Exchange Club.

MOTION: Councilmember Turner moved to adopt the Joint Resolution. The motion was SECONDED by Councilmember Hales.

Council roll call vote:

Ayes: Councilmember Dominguez, Councilmember Turner, Councilmember Hales, Councilmember Martinez, Councilmember Cox

Nays: None

Abstentions: None

Motion passed 5-0

Ms. VanBibber spoke about what the Exchange Club does. She said the Exchange Club's

main foundation is the prevention of child abuse as well as Americanism and Service to the Community.

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

Councilmember Cox read an email submitted by Joseph Silverzweig:

“Good evening,

I’m Joseph Silverzweig, a Murray resident. I want to thank the council, the mayor, and the city staff for their continued hard work to keep things running in this unique and challenging time. The sense of normalcy that I felt as the street sweeper rolled by my window this A.M. was a welcome relief from a week that’s been anything but normal.

I want to ask Murray to please adopt an assertive and decisive approach to this growing crisis. We’re faced with an enemy that is both deadly and sneaky. Citizens who feel healthy can be carriers, and many citizens are not taking covid-19 seriously. Social media, trusted elected officials, and news networks continue to tell different stories about this threat, and some have chosen to downplay the realities, leading to irresponsible behavior by many. A dramatic shortage in testing has left us feeling around in the dark and without a good understanding of where or how this contagion is spreading. Our medical professionals, however, are in lockstep agreement that covid-19 is a catastrophic threat to our community and we must trust that judgment.

Mayor Camp, Councilmembers, please- have the courage to act before other governments, with more urgency and severity. If our efforts to contain this pandemic are successful, it may seem as if you’ve overreacted. But if you aren’t willing to risk looking hasty, Murray could become the epicenter for unthinkable tragedy.

I feel compelled to follow up this warning with a sincere offer to aid you. I have a skillset that can be useful. I currently work building partnerships between governments, nonprofits, community organizations, and corporations to achieve more together. I’m a former Assistant Attorney General and know how governments work. I’m a committed partner and part of this community. I imagine this moment has left you stretched thin and concerned for the wellbeing of your community, family, and economy. If there’s anything I can do to help, please ask.”

Councilmember Cox read an email submitted by Alexander Teemsma:

“I live in Murray City, Utah.

Being a relatively recent transplant to Murray, I do not have any sentimental attachment to the now demolished Mount Vernon Academy. However, there are many citizens who

are upset with this outcome. Whenever a physical reminder of history is lost, regardless of the reason, it is incumbent on all of to preserve that history in our collective memory.

If the owner of the land has no plans to reuse the materials from the buildings, I think it would be worthwhile to repurpose the bricks (i.e., engrave the bricks and offer them to citizens as a memento, use them to build a small historical marker, use them to build a small walkway or feature at the new city hall/downtown development, let me have them so I can build a wood-fired pizza oven in my backyard, etc.).

If appropriate, I would like the council to respond and indicate if this is a reasonable idea that will be considered. Thank you.

Be safe, all of you.”

Public Hearings

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

1. Consider an ordinance relating to Land Use; amends the Zoning Map for the property located at 6271 South 900 East, Murray City, Utah from the A-1 (Agricultural) to the R-1-8 (Low Density Residential) Zoning District.
Applicant: Jarred Cameron

Staff Presentation: Melinda Greenwood, CED Director

(See Attachment 2 for slides used during this presentation)

Ms. Greenwood explained the applicant wants to rezone this property from A-1 which is an agricultural use to R-1-8 which is a residential use. She showed an aerial picture of the property noting Wheeler Farm is located to the south and there are some residential properties to the east. Ms. Greenwood said that residential units are allowed in agricultural zones as well as the R-1-8 Zone. The future land use map shows this property as R-1-8.

Ms. Greenwood said a public hearing for this item was held during the January 16, 2020 Planning Commission meeting. There were several questions about what the future uses of the property entailed. The Planning Commission and staff are recommending approval of this zone map amendment.

Greg Simonson, Land Use Attorney

Mr. Simonson said he feels that everything Ms. Greenwood is accurate and had nothing to add.

The public hearing was open for public comments.

Mike Cameron – Murray City, Utah

Mr. Cameron said he supports the zoning amendment.

Mr. Cox closed the public hearing.

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

Council roll call vote:

Ayes: Councilmember Dominguez, Councilmember Turner, Councilmember Hales, Councilmember Martinez, Councilmember Cox

Nays: None

Abstentions: None

Motion passed 5-0

2. Consider an ordinance amending Section 17.140.020 of the Murray City Municipal Code related to allowing twin homes as a permitted use in the Residential Neighborhood Business Zoning District.
Applicant: Brad Reynolds

Staff Presentation: Jared Hall, Community Development Supervisor

(See Attachment 3 for slides used during this presentation)

Mr. Hall said this is a text amendment request related to the Residential Neighborhood Business District (R-N-B) Zone. The R-N-B Zone was implemented a number of years ago to buffer large, stable residential neighborhoods from high traffic streets like 900 East and Winchester Street. The R-N-B Zone is a limited area of the city.

Recently, Brad Reynolds Construction rezoned a group of properties from the R-1-8 Zone to the R-N-B Zone. Mr. Hall explained the purpose of this text amendment is to add the permitted use of "twin homes" to the R-N-B Zone. Most of the uses in that zone are light duty commercial uses such as dental offices, optometrist, etc. that generally close at 5:00 p.m. There are also two permitted residential uses in the R-N-B Zone; single-family homes and duplexes. The City's code distinguishes between duplexes and twin homes. The distinction between a duplex and twin home is that a duplex in the R-N-B Zone can be a 10,000 square foot lot and only a single person could own it. Twin homes are also built on a 10,000 square foot lot, but the units can be owned individually. By adding twin homes as a permitted use in the R-N-B Zone, it allows a developer to invest more in the buildings they build and allow ownership of those individual units as opposed to one investor owning two dwelling units on the same property.

Mr. Hall explained that both staff and the Planning Commission have looked at this and determined that this could be done in each of the areas within the city that have the R-N-B Zone. They are recommending the council approve this text amendment.

Brad Reynolds, Applicant

Mr. Reynolds expressed his appreciation to the planning staff. He said that the way the current zone is, if the City Council did not approve this text amendment, these properties will end up being owned by investors. The neighbors around this development are looking to have an owner-occupied development.

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

MOTION: Councilmember Martinez moved to adopt the ordinance. The motion was SECONDED by Councilmember Turner.

Council roll call vote:

Ayes: Councilmember Dominguez, Councilmember Turner, Councilmember Hales, Councilmember Martinez, Councilmember Cox

Nays: None

Abstentions: None

Motion passed 5-0

3. Consider an ordinance amending the City Fiscal Year 2019-2020 Budget.

Staff Presentation: Brenda Moore

Ms. Moore went over the following budget amendments:

- \$3,000 needs to be added to court salaries for the career ladder program they have implemented.
- The Alcohol and Drug Free Committee awarded the Police Department \$5,000 for body and car cameras.
- The Building Inspection Division has been handling a higher than usual number of plan reviews. They're professional services budget needs to be increased by \$50,000.
- A police car was totaled in a car accident. The City received \$42,925 from the insurance company which will be added to the Capital Projects Fund.
- The Parkway Golf Fund trades non-prime tee times for their on-line reservation system. She needs to add \$20,000 to the greens fee revenue.
- The City intended to sell bonds for the new City Hall in February. That didn't happen and the City is running out of the initial \$1,200,000 that was budgeted for architects and other costs related to the new City Hall. She is adding \$500,000 to the City Hall Project. As soon as the bonds are sold, the City will reimburse itself.

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

public hearing was closed.

Councilmember Martinez thanked Ms. Moore for thoroughly going through these budget amendments in the Committee of the Whole meeting that was held earlier. She asked Ms. Moore to explain about selling the bonds and where this money is coming from in the meantime.

Ms. Moore replied when the City sells a bond, they would hold a budget opening that would put that money in bond proceeds and then the City would have the same amount of money in an expense account to build the building. That hasn't been done yet, so she wants to add a little more money into the Capital Projects Fund to continue with the pre-work until those bonds can be sold.

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

Council roll call vote:

Ayes: Councilmember Dominguez, Councilmember Turner, Councilmember Hales, Councilmember Martinez, Councilmember Cox

Nays: None

Abstentions: None

Motion passed 5-0

Business Items

1. Consider approval of the proposed revisions to the Murray City Council Travel Policy.

Staff Presentation: Janet M. Lopez, Council Director

Ms. Lopez said the Council went over some revisions to the Council Travel Policy in a workshop that was held about a month ago. This policy has had no revisions since 2013. She noted there were changes regarding who would attend certain conferences and what budget those expenses would come out of. Changes were also made to the travel arrangements and the mileage and per diem section of the policy.

MOTION: Councilmember Turner moved to approve the revisions to the Murray City Council Travel Policy. The motion was SECONDED by Councilmember Martinez.

Council roll call vote:

Ayes: Councilmember Dominguez, Councilmember Turner, Councilmember Hales, Councilmember Martinez, Councilmember Cox

Nays: None

Abstentions: None

Motion passed 5-0

2. Consider a resolution confirming the Mayor's Declaration of the Existence of a Local Emergency concerning the novel coronavirus disease (COVID-19) outbreak and consenting to continue and renew the Declaration of the Local Emergency, providing for special provisions for City Council meetings during the Declared Local Emergency.

Staff Presentation: G.L. Critchfield, City Attorney

Mr. Critchfield said Mayor Camp declared a local emergency on March 13, 2020. The Emergency Declaration expires in 30 days, which is April 12, 2020. It looks like this emergency will be around for more than 30 days.

This resolution will allow the local emergency to continue for longer than 30 days. This will also allow remote City Council meetings to be held so that people are not in a close proximity to each other.

The Council thanked Mr. Critchfield for all his hard work.

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

Council roll call vote:

Ayes: Councilmember Dominguez, Councilmember Turner, Councilmember Hales, Councilmember Martinez, Councilmember Cox

Nays: None

Abstentions: None

Motion passed 5-0

Mayor's Report and Questions

Mayor Camp thanked the Council for their support during this time.

Councilmembers Turner and Martinez thanked the Mayor for his leadership during this time.

Adjournment

The meeting was adjourned at 7:37 p.m.

Jennifer Kennedy, City Recorder

Attachment 1



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Attachment 2

CITY COUNCIL

March 17, 2020



JARRED CAMERON
6271 South 900 East

Zone Map Amendment

From A-1, Agricultural
To R-1-8, Low Density Single Family



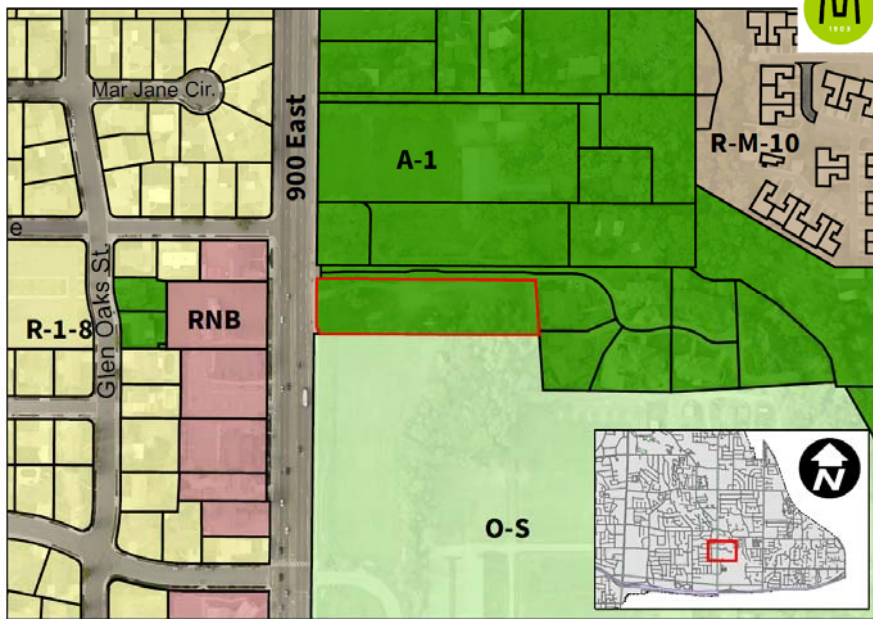
6271 South 900 East

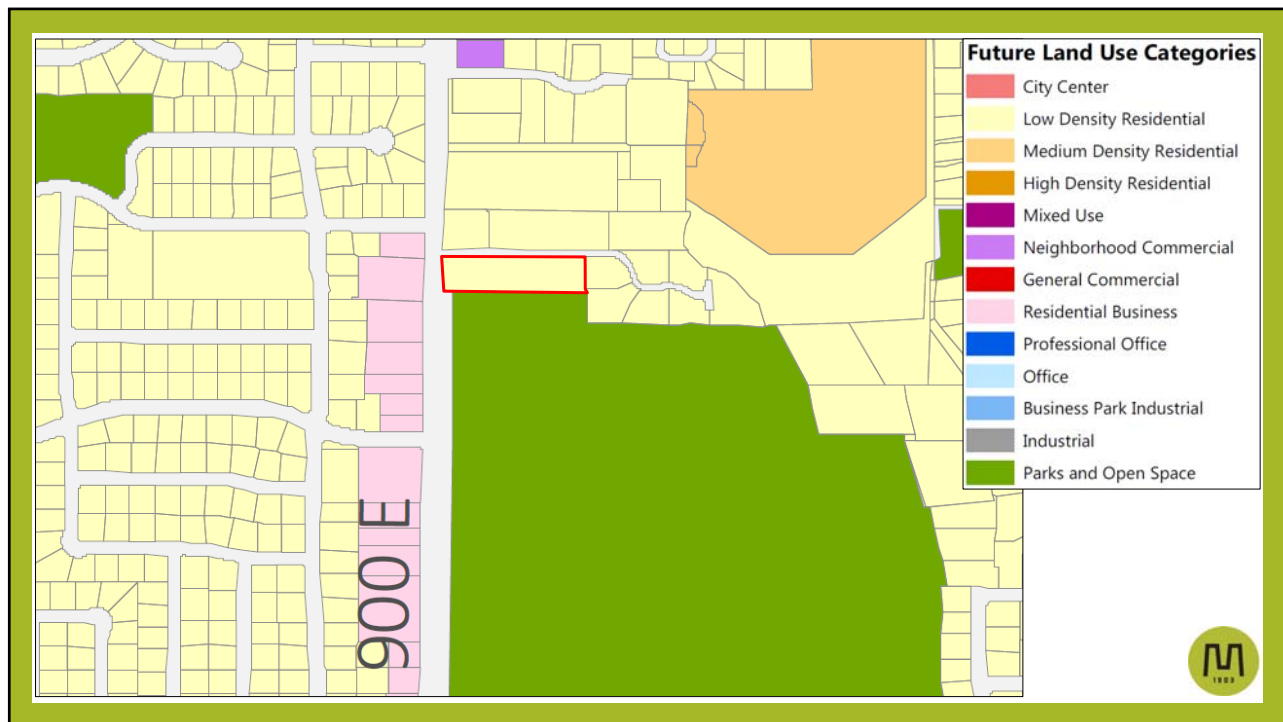
Aerial View of Property



6271 South 900 East

Current Zoning Map





Planning Commission Meeting

- On **January 16, 2020**, the Planning Commission reviewed the application and held a public hearing on this item.
- Several public comments were received and were generally related future uses of the property could be.
- The Planning Commission voted 5-0 to send City Council a recommendation for approval.



City Council Recommendation

The Planning Commission and City Staff recommend the City Council:

APPROVE the requested amendment to the Zoning Map designation of the property located at 6271 South 900 East from A-1, Agriculture to R-1-8, Single-Family Low Density Residential.



Attachment 3

CITY COUNCIL

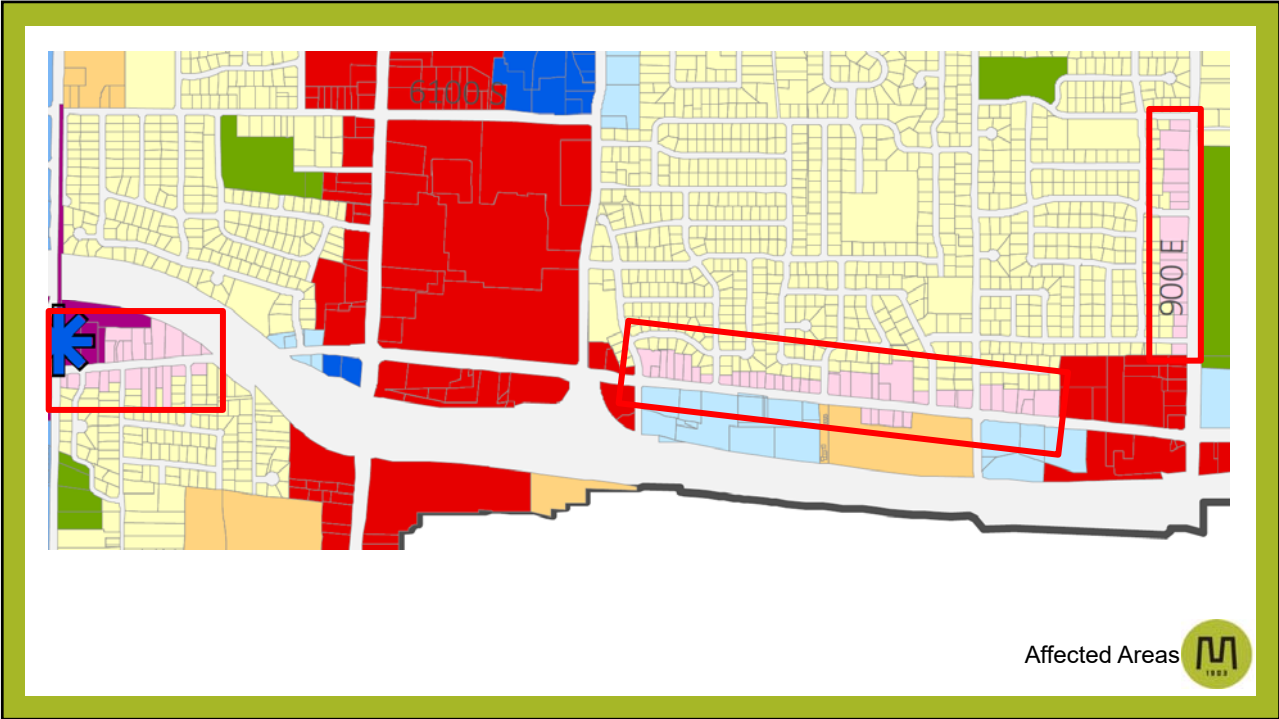
March 17, 2020



Text Amendment

Amending Section 17.140.020(B) of the R-N-B Zone
to allow LU# 1112, Twin Homes





B. The following uses are permitted in the R-N-B zone:

Use No.	Use Classification
1111	Single-family dwelling (subject to meeting the requirements of the R-M-10 zone).
<u>1112</u>	<u>Single-family dwelling attached (twin-homes). Twin-homes shall meet the following yard and area requirements: 10,000 square foot lot minimum (5,000 square feet, each dwelling). Each dwelling must maintain the following minimum setbacks from property lines: 25' front yard, 0' interior where adjacent to second dwelling, 8' interior side-yard, 20' corner side-yard, and 25' rear-yard.</u>

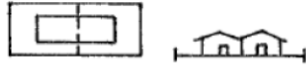
(NO CHANGE INFORMATIONAL ONLY)

17.140.100: Height Regulations

No commercial building shall be erected to a height greater than twenty feet (20'), unless authorized by a conditional use permit by the planning commission, except in no case shall the planning commission allow a building height greater than thirty feet (30').

Residential buildings shall comply with the height regulations of the R-1-8 zoning district. No residential building shall contain less than one story. (Ord. 07-30 § 2)

1112 Single-family dwelling, attached
(to one or more single-family dwelling.)



1121 Two family dwelling (duplex), detached
(with or without attached garage, on the same
parcel. Two units can be on ground level, or
one above the other.)



Land Use Description 

Planning Commission Meeting

- On February 20, 2020, the Planning Commission reviewed the text amendment and held a public hearing.
- One public comment was made in favor of the change.
- The Planning Commission voted 4 – 0 to forward a recommendation of approval to the City Council.



Recommendation

Staff and the Planning Commission recommend that the City Council APPROVE the proposed Text Amendment to include Land Use #1112, Twin Homes, as a permitted use in the R-N-B Zone by amending the text of Section 17.140.020(B) as follows:

(LU#1112) Single-family dwelling attached (twin-homes). Twin-homes shall meet the following yard and area requirements: 10,000 square foot lot minimum (5,000 square feet, each dwelling). Each dwelling must maintain the following minimum setbacks from property lines: 25' front yard, 0' interior where adjacent to second dwelling, 8' interior side-yard, 20' corner side-yard, and 25' rear-yard.

