

**SANTA CLARA CITY COUNCIL MEETING
WEDNESDAY, OCTOBER 28, 2020
MINUTES**

THE CITY COUNCIL FOR THE CITY OF SANTA CLARA, WASHINGTON COUNTY, UTAH, met for a Regular Meeting on Wednesday, October 28, 2020 at 5:00 p.m. in the City Council Chambers of the Town Hall at 2603 Santa Clara Drive, Santa Clara, Utah. Notice of the time, place and agenda of the meeting was provided to the Spectrum and to each member of the governing body by emailing a copy of the Notice and Agenda to the Spectrum and also, along with any packet information, to the mayor and each council member, at least two days before the meeting. **The Meeting will be available to view live steam on the YouTube link:** <https://www.youtube.com/channel/UCxLBLm30-XLqM1AEmhpcMA>. Council Chambers will be available to residents, but we will have limited availability and follow Covid-19 guidelines.

Present: Mayor Rick Rosenberg
Council Members: Jarett Waite, Ben Shakespeare, Wendell Gubler, Leina Mathis and Denny Drake
City Manager: Brock Jacobsen
City Recorder: Chris Shelley

Others Present: Jack Taylor, Public Works Director; Corey Bundy, Building Official; Brad Hayes, Parks & Trails Director; Randy Hancey, Fire Chief; Matt Ence, City Attorney; Bob Nicholson, City Planner; Kristelle Hill, Staff; Bob Flowers, Police Chief; Devin Snow, City Attorney; Dick Morgan V.L.C.M.; Megan Webber; Janene Burton

1. **Call to Order:** Mayor Rosenberg called the meeting to order at 5:00 p.m. and welcomed everyone. He introduced the Council members.

2. **Opening Ceremony:**

- Pledge of Allegiance: Leina Mathis
- Opening Comments: Leina Mathis

3. **Communications and Appearances: None.**

4. **Conflicts and Disclosures:**

- Mayor Rosenberg disclosed that the Firm he is employed with prepared the Road Dedication plat being discussed on Item 5C2 and they have also submitted a bid for the Canyon View and Little League Park parking improvements engineering (Item 5C4). He stated that he will step out for Item 5C4 and Jarett Waite will take over as Mayor Pro Tem for that Item.

5. **Working Agenda:**

A. Public Hearing(s): None.

B. Consent Agenda:

1. Approval of Claims and Minutes:

- Oct. 14, 2020 Regular City Council Meeting Minutes
- Claims through October 28, 2020

2. Calendar of Events

- Nov. 4, 2020 City Council Work Meeting
- Nov. 11, 2020 Veterans Day (Offices Closed)
- Nov. 18, 2020 City Council Special Meeting
- Nov. 25, 2020 Regular City Council Meeting (Cancelled)
- Nov. 26, 2020 Thanksgiving Day
- Nov. 26 & 27, 2020 Offices Closed

Motion to Approve the Consent Agenda.

Motion by Leina Mathis, seconded by Denny Drake.

Voting Aye: Leina Mathis, Jarett Waite, Denny Drake, Wendell Gubler and Ben Shakespeare.

Voting Nay: None.

Motion Carried.

C. General Business:

1. Consider approval of a Proclamation setting November as National American Indian Heritage Month. Judy Lehman, American Indian Chair/Presented by Mayor Rosenberg.

- Mayor Rosenberg said that Judy Lehman is the American Indian Chair. She is participating in this meeting via Zoom.
- Judy Lehman said that she wanted to thank the Mayor and the Council for making this proclamation to their Chapter and to their State Society and National Society. She said as a committee their mission is to support the educational opportunities for the American Indian. She stated that they have two Indian schools and an Indian summer camp for kids ages 10-14 and an Indian scholarship.
- Mayor Rosenberg read the proclamation:
“NATIONAL SOCIETY DAUGHTERS OF THE AMERICAN REVOLUTION AMERICAN INDIANS COMMITTEE, National American Indian Heritage Month: WHEREAS, the history and culture of our great nation have been significantly influenced by American Indians and indigenous peoples; and WHEREAS, the contributions of American Indians have enhanced the freedom, prosperity, and greatness of America today, and WHEREAS, their customs and traditions are respected and celebrated as part of a rich legacy throughout the United States; and WHEREAS, Native American Awareness Week began in 1976 and recognition was expanded by Congress and approved by President George Bush in August 1990, designating the month of November, as National American Indian Heritage Month; and WHEREAS, in honor of National American Indian Heritage Month, community celebrations as well as numerous cultural, artistic, educational, and historical activities have been planned; NOW THEREFORE, I Rick Rosenberg, by virtue of the authority vested in me

as Mayor of The City of Santa Clara do hereby proclaim November as the National American Indian Heritage Month, in Santa Clara City, UT, and urge all our citizens to observe this month with appropriate programs, ceremonies and activities. IN WITNESS WHEREOF, I have hereunto set my hand and caused the Seal of Santa Clara City to be affixed this 28th day of October, the year of our Lord two thousand and Twenty.”

- Valerie King added that they also do quite a few things for our local Paiute Tribe. She said that unfortunately COVID has really impacted a number of things that they have wanted to do but they have supplied the Tribe with a large number (130) hand sewn face masks and they are still working on a book drive for children that are Kindergarten through 12th Grade. They are also still planning “Wreaths Across America” in which they will lay wreaths on the graves of the Shivwits Cemetery. She thanked the Mayor and the Council. She encouraged the Council that if there is anything, they might be able to do with the City to recognize the contributions and the culture of the American Indian and our local Tribe for what they do for our Washington County area.

- Mayor Rosenberg asked if they have seen the Native American mural that is on Santa Clara Drive. He explained that the mural was painted a couple of months ago by a local member of the Shivwits who is from Cedar City.

- Valerie King said they will take a picture of the mural and put it on their Facebook page for recognizing Native American culture in Santa Clara.

Motion to Approve a Proclamation setting November as National American Indian Heritage Month.

Motion by Jarett Waite, seconded by Wendell Gubler.

Voting Aye: Leina Mathis, Jarett Waite, Denny Drake, Wendell Gubler and Ben Shakespeare.

Voting Nay: None.

Motion Carried.

2. Consider approval of the Road Dedication Plat for Chapel Street, Clary Lane, Sycamore Drive & Bonelli Trail. Presented by Corey Bundy, Building & Zoning Official.

- Corey Bundy said that property owners including development corporations along the above named four public streets have agreed to dedicate the necessary road right of way to get these road sections dedicated as public streets. When approved by the City Council and properly signed by all parties the plat will be recorded in the County Recorder’s office. This road dedication will accommodate the linking of Chapel Street to Bonelli Trail and Sycamore Drive and then on to Clary Lane, which connects to Gates Lane and Santa Clara Drive. He said this will be a great addition to the circulation pattern on the south side of Santa Clara Drive and along the Santa Clara River. Staff recommends approval of this road dedication plat.

- Mayor Rosenberg said that when the City did the Chapel Street project we obtained dedication deeds from property owners that were involved in the right of way for the project and this road dedication plat accommodates all of those various legal descriptions, provides the dedications to the City for public use and summarizes them all on one plat that can be easily tracked on the County Recorder and makes it a lot easier for adjacent property owners as they are doing their future title work.

- Corey Bundy said his understanding is that the plat has been signed by all the property owners and those involved in the property.

- Ben Shakespeare had a question about the offset.

- Mayor Rosenberg said that is the boundary line of the Summer Wood subdivision. Those are the actual lot boundaries. He stated that when we picked up the road from the Hafen family we wanted it to go straight through to the intersection on Santa Clara Drive and down to the bridge, so we picked up the right of way necessary. We are going to keep this right of way. There is some existing irrigation and infrastructure located in it right now and some utilities and it provides the ability to provide a little landscape buffer from those homes that are in that subdivision when the road is finished. He said that we haven't built that road on it's finished alignment yet up through that area because of the Hafen home so the road right now does a little jog. Ramona Hafen can stay in her home as long as she wants is the commitment the City has made to her. We have obtained the right of way already and when the time is right the City can go in and remove the home and build the road in its proper location at some point in the future. That is why it is wider up there.

- Denny Drake asked if Bonelli Trail is ending on the west side.

- Mayor Rosenberg said yes it ends at that location. He said it will extend on to Gates Lane eventually when those areas are developed. Bonelli Trail is planned to go along the river all the way up to Gates Lane and provide a trail as well as a road improvements and utility corridor. There is already a sewer line that comes down that corridor and some of the erosion protection follows it.

- Wendell Gubler asked if we had an agreement from the property owners on that extended road to Gates Lane.

- Mayor Rosenberg said we have an agreement for a portion of that road but not the entire width and then when the Sycamores group comes in, they will be required to dedicate the roadway from there clear up to Gates Lane as part of their development. He said the road extends over and ties to Sycamore Ph. 1 so that all the right of way for the road project was granted. This ties all those individual right-of-way's together onto one plat.

- Corey Bundy said with this road dedication, it meets the requirement for Sycamore Ph. 7 to have this dedicated before they can record that plat.

Motion to Approve the Road Dedication Plat for Chapel Street, Clary Lane, Sycamore Drive & Bonelli Trail.

Motion by Leina Mathis, seconded by Jarett Waite.

Voting Aye: Jarett Waite, Leina Mathis, Ben Shakespeare, Wendell Gubler and Denny Drake.

Voting Nay: None.

Motion Carried.

3. Consider recommendation on proposed revisions to the Santa Clara City Zoning Ordinance, Chapter 17.68 Planned Development and approve Ordinance 2020-10. Presented by Devin Snow, Attorney.

- Devin Snow said that Council addressed this Chapter last month but there were some directions for changes from the Council and those changes have been made in this draft. One of the major changes was that there was a request from Council that we impose certain enhanced development standards on commercial properties and those standards are in this version. They include requirements, which are over and above what you would see in a typical commercial zone. He gave examples of what the standards are. This draft also makes it clear that it is the City Council that would approve other uses. There is a use table that shows the allowable uses in the zone and the last use says, "other

uses that are similar to the allowable uses in the zone if determined to be such by the City Council". He said that there was discussion at the last meeting about the landscaping strip. He said that if it is a large parking lot of 30 spaces or more what this ordinance requires is that 5% of that parking area be landscaped. The clarification that was made is if that 5% landscaping is provided then the City Council has the discretion to reduce the landscaping strip between the curb and the setback. That 5% can be used to fulfill that requirement. He said it also imposes a square footage requirement to a minimum for dwelling units within a mixed-use building.

- Leina Mathis asked about the other uses where we have changed it from Planning Commission to City Council it is still a conditional use so does that mean the City Council is reserving to do those conditional uses.

- Devin Snow said that the Planning Commission would still hear that item, but the Planning Commission will make that grant conditional on the project plan being approved by the City Council.

- Denny Drake said that what we are adding is things that should be the preference of the business and he would hate to turn away business because we are requiring more than what needs to be done. Are there some safeguards to protect the interest of the person applying?

- Devin Snow said yes there is an entire spectrum. He said if the Council is uncomfortable with that it can be removed.

- Denny Drake said personal preference seems to creep in and make it very subjective as to what is done whereas if you allow the applicant to apply and we review that rather than have the standards set. He said that is his concern.

- Devin Snow said there are a couple of ways of dealing with that. One way is to remove these standards but as you apply this ordinance and applications come in you could make that point or that case to the Council. It doesn't have to be in this ordinance. The ordinance forces the conversation that we are going to look for those things.

- Leina Mathis said that it states "must". Does "must" mean it is a "should" or a "shall"?

- Devin Snow said it means it is mandatory.

- Mayor Rosenberg said the mandatory is to provide shadows at ground level. The intent is to break up that uniform face on the exterior by creating some shadows using trellises or awning or a roof overhang or pop outs. It has to break up the appearance of that face.

- Devin Snow said right now it is currently requiring all three, but we could make it say "or". If we put "or" there they could satisfy it by having recessed windows and doors. Right now, it is drafted that all the elements would need to be included.

- Jarett Waite said he is happy with how it is written.

- Ben Shakespeare said that it states that we are not allowing cinderblock or metal panels, but they are a pretty strong element in today's designs. Is there a reason those are not included?

- Devin Snow said that the request from the Council is that we impose some level of design standards that are enhanced above the typical commercial zone. These were elements that the Planning Staff helped come up with. He said it is an open discussion, and aesthetics and policy discussion. This can be modified.

- Ben Shakespeare said he thinks the intent is that we are concerned about the aluminum siding or unfinished concrete. He likes what we are adding but we have a lot of specifics that are going to hurt us architecturally.

- Leina Mathis suggested changing it to aluminum siding instead of metal panels.

- Ben Shakespeare suggested taking out "cinderblock" and "metal panels". He said he

doesn't know about Masonite. Masonite is encouraged in the residential side.

- Matt Ence, City Attorney, said it sounds like some of the things in some of the sentences are things we may want to see in design. What if we took some of those things and shifted them into the sentence a couple of sentences before that so they are listed as approved materials but just add in this sentence that "all sides of a commercial building shall have a mix of two or more of the following finish materials" and then have our list. Then they are approved but it would be understood that it wouldn't be the sole finish material. He said the sentence could remain that talks about certain items that are prohibited finishes listing unfinished concrete, plywood and vinyl siding as unacceptable finish materials.

- Corey Bundy said the intent was that it would state unfinished concrete, unfinished block, and unfinished metal panel. What Matt Ence said would clear it up.

- Denny Drake said he thought the idea of a PD zone was that a person would come in with a plan and present it to Council and then Council would determine how to do that plan. He didn't know that we were going to predetermine what they brought in. Different commercial uses require different things. The reason we have a PD that is reviewed by the Planning Commission and by the City Council is to review and decide if it looks good or bad or be able to state preferences. He said this may discourage certain businesses from even applying. It may cut down on the opportunity of having some retail sales in Santa Clara that we would really like to have. He said he thought that is why we had a PD zone to review those plans not to demand requirements that may be unnecessary in that choice. If we leave those in as mandatory, then there is no reason to have the PD. Let's just approve it as a commercial zone and let them go ahead.

- Mayor Rosenberg said we are trying to provide some guidance.

- Ben Shakespeare said this does give some guidance and he doesn't think it is too burdensome on the applicant. It gives them some direction, so they don't spend a lot of money on an architect and designs.

- Bob Nicholson said that the last time this revision came was two months ago and most of this was not in there and the Council basically said that was a weakness and to go back and put some design features similar to the residential in it.

- Mayor Rosenberg suggested that instead of saying "must" and "prohibit" can we use the words "encouraged" and "discouraged" to where we would encourage the use of rock and the masonry and the stone stucco and unfinished concrete would be discouraged so that sets them up as far as what they can expect to see when they submit their elevations. They still have the flexibility to combine finishes and bring in something that can be demonstrated as attractive and that we would like to bring in and give them a little bit of guidance where there was no guidance before. They would still have to get their elevations approved.

- Devin Snow said the risk is some of the citizens read those more as "shalls" and we see it as encouraged but some citizens read it as a requirement.

- Jarett Waite said that there needs to be some "musts" and some "shalls" in there so there is at least a base standard. He said he thinks this is coming from more what our citizens and our community wants. He said that if we can build in a little bit of leeway that is fine, but he thinks there needs to be some "musts" and "shalls" in there.

- Mayor Rosenberg asked if it can be written in a way that if someone walks in here with a plan that incorporates some metal panels and some cinderblock, and everyone loves it including the residents it can happen.

- Leina Mathis said the wording "metal panels" and "cinderblock" should be moved up to

the approved and then leave the “unfinished concrete, plywood, vinyl and aluminum siding” in there as prohibited.

- Jarett Waite agreed and the materials need to be varied.
- Matt Ence said that it says, “a mix of at least two of the following”. That gets the point across.
- Wendell Gubler said that he thinks the way the Mayor said it is the preferred way.
- Ben Shakespeare said he likes where it is at. He likes having direction there. We are never going to get every element on a building right to the residents. Everyone has different views. He likes the elements and the materials that are in there. The elements change over time and as a Council we have to recognize that there might be some material that comes to us in five years that we didn’t think on. At that point we will have to look at that. This gives us some variety.
- Matt Ence said that we can merge the two options which were: what he proposed in changing where those materials were listed and the other was have it be encouraged to do certain things and discouraged for other things. He said we can do both those things to change where some of the materials are listed and modify this so that it is not a must and a prohibited.
- Denny Drake said he thinks blending both would be his preference.
- Wendell Gubler said he felt the same way.
- Jarett Waite said he is more on the “must” and “shall” side.
- Leina Mathis said she is on the “must” and “shall” side too. We already went through the arguments with the “should this and that’s”. Residents read it and they think “should” is how it is. She thinks having less subjectivity is a good thing.
- Ben Shakespeare said we should leave it that there has to be at least two elements in the design.
- Mayor Rosenberg asked if Council wants to give legal some direction to rewrite it and then table it tonight.
- Jarett Waite said he thinks we can just make a few changes and pass it tonight.
- Ben Shakespeare said he would take a shot at the wording for the ordinance:

Motion to Approve revisions to the Santa Clara City Zoning Ordinance, Chapter 17.68 Planned Development and approve Ordinance 2020-10 with the following changes to Section C5: “All sides of a commercial building that are visible from any public street or adjacent residential zone shall have masonry, decorative wood, stone, stucco, cinderblock, metal panels or Masonite or other exterior finishing that is approved as part of the project plan with a minimum two being used in the elevation. The rear and sides of a building shall be finished similarly to the front of the building. Unfinished concrete, plywood, metal siding and vinyl siding are prohibited finishes for commercial buildings. Where feasible, building setbacks should be varied.”

Motion by Ben Shakespeare.

- Denny Drake said he thinks it should say, “Unfinished concrete, plywood, metal siding and vinyl siding are discouraged” not “prohibited”. He stated he has seen some vinyl siding that looks good. You are taking away an option. If you discourage it, you are not telling them no until they come in with a plan and if the plan doesn’t look good then we can tell them no.
- Mayor Rosenberg asked that in the Historical District design guidelines is vinyl siding allowed. This will impact the Historic District as much as the commercial center on the Heights. We want the Historical District guidelines to match up with the PD.

- Ben Shakespeare asked if the wording “discouraged” would better match those up. He is not opposed to using the word “discouraged” instead of “prohibited”.
- Wendell Gubler said the words “encouraged” and “discouraged” are much better than “must” and “prohibited”.
- Mayor Rosenberg said that is what is causing the confusion on the part of the residents, their interpretation.
- Denny Drake said that if we have “discouraged” rather than “prohibited” it gives the design standards a way of moving and at the same time they still have to come to the City for approval.
- Ben Shakespeare asked legal if we leave ourselves open if we use the word “discouraged”.
- Devin Snow said when it says “prohibited” Council has clear legal right to turn it down on that basis. The other consideration is this is a planned development zone so if there is a project plan that comes in that just doesn’t work Council has the discretion to deny. What you do by having an expressed prohibition is it makes it absolutely clear to an applicant that these are nonnegotiable. It also makes it clear if someone doesn’t like what the Council does, and we have approved something that is clearly prohibited they’ll have something to say about that action. The more specific we are the more careful we need to be with how we apply the ordinance.
- Denny Drake said that the City has the right to make a decision on what the PD is. There is no more legal basis behind that then behind prohibited. They can’t sue us because it is not something that is anything but a decision by the City Council.
- Devin Snow said that is right the City Council still has the same authority to deny if it says “discouraged” or “prohibited”.
- Matt Ence said if the Council has something that is clearly prohibited, and they approve something in contrast to that even with the discretion that Council has under the PD ordinance it does potentially create an issue.
- Corey Bundy reviewed the building materials in the Historical District guidelines. The materials should be adobe, brick, wood, native stone, stucco and other materials that were employed in the historic district. He said that limitations would be synthetic or temporary modern materials that were not employed during the historic era and are generally discouraged but may be employed on a limited basis if justified. A mixture of these materials is acceptable.
- Mayor Rosenberg said that they used the “discouraged” argument in the Historic District”. They give some guidance but left some flexibility.
- Leina Mathis suggested using the wording “shall” on the front end and “discouraged” on the second end.
- Devin Snow asked if Council is okay if he deletes the redundant requirement of varied setbacks in the final, paragraph 5, pg. 35.

Amended Motion to Approve revisions to the Santa Clara City Zoning Ordinance, Chapter 17.68 Planned Development and approve Ordinance 2020-10 with the following changes to Section C5: “All sides of a commercial building that are visible from any public street or adjacent residential zone shall have masonry, decorative wood, stone, stucco, cinderblock, metal panels or Masonite or other exterior finishing that is approved as part of the project plan with a minimum two being used in the elevation. The rear and sides of a building shall be finished similarly to the front of the building. Unfinished concrete, plywood, metal siding and vinyl siding are discouraged finishes for commercial buildings. Where feasible, building setbacks should be varied.” and with the changes

previously mentioned in Paragraph 5, pg. 35.

Motion by Ben Shakespeare, seconded by Jarett Waite.

Voting Aye: Denny Drake, Jarett Waite, Ben Shakespeare and Leina Mathis.

Voting Nay: Wendell Gubler.

Motion Carried.

4. Consider Awarding Bid for Canyon View & Little League Parking Improvements Engineering. Presented by Brad Hays, Parks & Trails Director.

- Mayor Rosenberg introduced this item and then excused himself from the meeting because of the Conflict of Interest. He asked Jarett Waite to act as the Mayor Pro Tem for this item.

- Brad Hays said we sent out an RFP to do the parking lots of Canyon View Park and Little League Park. He said the RFP was sent out to our engineering pool. We have five companies and we asked them to solicit bids based on our request that we mailed out. We only got one response and that was from Rosenberg Associates. Their proposal is to have a project kick off coordination meeting, initial data gathering, geotechnical investigation of the area for the parking lots and retention wall, project construction plans, technical specifications, and engineering and probable construction costs. This does not include construction oversight once we get to construction. We would be doing parking lot 1, which is the Little League/BMX parking lot along Canyon View and parking lot 2, which is the Canyon View Parking lot that goes along the playground and in addition to that it includes a retention wall at the base of Little League Drive. We have wanted to do that for several years. We are also looking at putting new backstops in there. The backstop on the north field is currently leaning in towards the field and we want to fix that. The bid for the engineering for this we had estimated in our tourism grant would be \$35,000 and this bid from Rosenberg came in at \$31,160 so it is below the estimate.

- Mayor Pro Tem Waite asked if this would go toward our contribution as part of that grant.

- Brad Hays said it would. It will go under the project code for that.

- Ben Shakespeare said the parking lot has been flooded a couple of times. He asked Jack Taylor about his feelings about that parking lot.

- Jack Taylor, Public Works Director, said there are some clay issues down there. It has flooded but there has been a lot of sediment that has come into the area from all of the different floods over the years and from the Flood Control Authority we have \$400,000 that is coming to Santa Clara to take out all that sediment from Little League down to the dike which will lower that and it will hold a lot more water. If it fills up it could fill back up to the fields but as long as we get the clay issues looked at and get the proper amount of road base even if it does flood over, we shouldn't have any problems.

- Mayor Pro Tem Waite asked if there is a chance the engineering will come back and say we can't put a parking lot in a certain spot.

- Brad Hays said it may require doing some over excavating to dig down deep and get some drainage material in there.

- Brock Jacobsen said that may make it cost prohibitive for us or paving a certain portion.

- Leina Mathis asked about putting in some access from the lower field up.

- Brad Hays said he didn't include that in the engineering. He said it would go through the power line right of way and is really close to the wash where that access is currently.

- Jack Taylor said there might be enough room for a trail or a small vehicle to get through there along the bottom. There is a trail that comes from above the track and comes down on to Little League. It is a dirt switchback trail. It is on the northeast side.
- Leina Mathis asked if it is pedestrian friendly enough so if they parked down below there is signs so they can get access to the BMX track from there.
- Jack Taylor said it might be easiest to run a trail along the east side of the BMX track.
- Brad Hays said he doesn't think we would have a problem with engineering a trail there, but he doesn't think it is wide enough for a road. He has concerns about cutting into the hillside. We can ask the question to the engineers.

Motion to Approve the Bid for Canyon View & Little League Parking Improvements Engineering to Rosenberg Associates not to exceed \$31,160.

Motion by Denny Drake, seconded by Ben Shakespeare.

Voting Aye: Leina Mathis, Denny Drake, Wendell Gubler, Ben Shakespeare and Jarett Waite.

Voting Nay: None.

Motion Carried.

- Mayor Rosenberg returned to the meeting.

5. Consider Awarding Bid for Security Cameras at City Hall to V.L.C.M., not to exceed \$72,500.00. Presented by Brock Jacobsen, City Manager.

- Brock Jacobsen said that in the beginning of 2020 we had received bids for security cameras here at the City Office. We were close to making a recommendation toward that bid and then COVID hit and we put a hold on that. We are now circling back. We have gone to the two vendors that submitted bids and had discussions with them and had demos with them and had them submit revised bids and this is bid from V.L.C.M. is for 25 cameras here at the City Office. The cameras would be inside and outside the building. The cameras are done by Verkada, which seem very easy to use. They have analytics that we can do and heat mapping also. With VLCM we can do our licensing with different ways, 1, 3, or 10-year licensing. We chose to pay it on a 10 year, so the bid is a little bit higher, but we are prepaying upfront for 10 years of licensing and warranty. They provide a 10-year warranty. The difference between this and the other bid is the other bid is a traditional security system where it records to a DVR and a server and everything is stored there and this one with VLCM everything is stored to the Cloud. The cameras have a 30-day storage and then it is uploaded to the Cloud. The bid is to install all of the cameras and run all the cabling and get the cameras up and running all here at the City Offices and give us some training. We are requesting a little higher amount to change out some cameras to a higher mega pixel for better vision on some of the exterior ones to help with public safety. Dick Morgan, the local representative for VLCM, is here at the meeting tonight.

- Jarett Waite said this does include unlimited cloud storage. He said the increase in the bid amount is the thinking that we should consult the Police Department and see if we want the high-resolution cameras in a couple of spots. He said we consulted with our IT Department between the two bids and they highly recommended Cloud storage verses local storage and having the cameras connect to the cloud verses going through our own firewall here. They said it would be much easier to set up and maintain.

- Ben Shakespeare asked after awarding this how soon would the system be up and

running.

- Jarett Waite said to pay for this we are using our CARES Act funding so we can use this to track if there is an issue.

- Dick Morgan, VLCM, said he doesn't see any problem to having this running within 3 or 4 weeks. He said that everything is covered under the 10-year warranty. There would be no other costs at all. There can be unlimited users and unlimited Cloud archive for video clips. Everything is covered including technical support and damage.

- Jarett Waite said that Brad Hays was included in this because whatever we decide at City Hall, we will just branch out to all the different parks and other places that need cameras.

Motion to Bid for Security Cameras at City Hall to V.L.C.M., not to exceed \$72,500.00.

Motion by Denny Drake, seconded by Ben Shakespeare.

Voting Aye: Leina Mathis, Jarett Waite, Denny Drake, Wendell Gubler and Ben Shakespeare.

Voting Nay: None.

Motion Carried.

6. Consider request to fund the CARES Small Business Grant Program in an amount not to exceed \$200,000.00. Presented by Brock Jacobsen, City Manager.

- Brock Jacobsen said that with our CARES Act funding we have put together a small business grant program for businesses that have a Santa Clara City business license and are anchored here and located here in the City that have 50 or less full-time equivalent employees. We are providing up to \$10,000 based on the information they submit on their revenue and net loss. We opened up last week to start the process and have received one application and have received two more since then. We sent letters out last week to all the businesses. This closes on November 9 at 5 p.m. We are starting with the \$200,000 and go as far as we can and if there are still funds at the end of the time we will come back again. There is an application online and they can do this all online. They can upload all the documents they need to and each Tuesday a small committee meets including myself, Jarett Waite, Debbie Bannon, Kristelle Hill, to review the applications and make an award to these businesses to help them out.

- Jarett Waite said the \$10,000 award is to reimburse for certain expenses. It is not just a blank check. They have to show that we can reimburse mortgage, rent, utilities, anything they did to increase social distancing and things like that.

Motion to Approve the request to fund the CARES Small Business Grant Program in an amount not to exceed \$200,000.00.

Motion by Ben Shakespeare, seconded by Leina Mathis.

Voting Aye: Denny Drake, Jarett Waite, Ben Shakespeare, Wendell Gubler and Leina Mathis.

Voting Nay: None.

Motion Carried.

- Janene Burton, 31 Bedrock Circle, asked Council if there is anything that the City does to celebrate Veterans Day.

- Mayor Rosenberg said not specifically and not specifically this year. He said we have the Veterans Memorial up at the cemetery, but we don't have any Veterans Day celebrations planned in the community this year. He suggested she join a committee and

plan one for next year.

- Janene Burton said she wouldn't mind doing that. She also asked what was being built by her home on Pioneer and Lava Cove. She asked how they can be so close.
- Corey Bundy said the Little Lava project came to the City in 2006 and proposed to be a six-unit subdivision. It is a planned community development. They will be short-term rentals. They will not exit on Pioneer but on Lava Cove Drive. They have their own clubhouse.

6. **Reports:**

A. **Mayor / Council Reports**

Ben Shakespeare:

- He asked the Police Chief if the department was moving to the Ivins Town Hall or are they going to stay here.
- Bob Flowers, Police Chief, said that the police are going to keep a presence here but are going to locate to Ivins. They are going to use both places.
- Mayor Rosenberg asked how much of the upstairs the Police are going to be using.
- Chief Flowers said he would like to keep it all. He said they are going to need it.

Leina Mathis:

- Attended a Citizen's Meeting in regard to the road on Vineyard Drive and the concern of the residents. She said her impression was that most of the residents want something done on Vineyard and are willing to do what they need to get it corrected.

Jarett Waite:

- Talked about his part in deciding on the security system and participating in the demos. He also helped with the small business grant. He also said he filled out a survey for the Mayor. The survey was talking about the health of our community. He feels that we are doing a pretty good job with that.

Denny Drake:

- Nothing to report.

Wendell Gubler:

- Has a meeting in November concerning recycling.

Mayor Rosenberg:

- Talked about the meeting with the Vineyard residents. Sherry Anderson called a neighborhood meeting in her backyard a week ago and asked him to attend so he and Leina attended. The residents asked questions and he explained to them about Vineyard and what the City has done in the past and the current ordinance on the substandard streets and what the City was requiring to bring those to standard and what the City would be willing to pay for and what would be the expectation of what the residents would pay for and provide as part of a project. They have formed a committee and they met last night. He said he asked that the committee be seven members or less. They will discuss the proposal with every resident on the street and come back with a consensus to the City on what they would like to see. He said they talked extensively about curb and

gutter and the options and the needs. They also talked about options for sidewalks whether it would be adjacent to the curb or setback for a plant strip or could possibly be converted to a trail and he told them those are items we can look at as a City and that we would work with that committee to try and come up with something that would work. They did ask about funding and financing options that could be made available to the residents and they were told about the Special Assessment Area formerly known as the Special Improvement District option and that the City could probably still consider that. That would provide some long-term financing for the residents for their share of the improvements. Dan Frei is the Chairman of the committee. He has been in touch with the Mayor since the meeting and asked for some information. He appreciates Dan stepping up and filling that role. He knows the residents well and he is reasonable, and the City can have a good relationship there. He stated he met with Brock and Jack and discussed some options and he has asked them to look at a couple of things. We are going to go back to the committee and provide them with some visual exhibits showing what those street sections would look like and some anticipated costs based on the current market for curb, gutter and sidewalk and some of the possibilities of financing what those options are. Brock is going to do some checking as far as CID money. He said with the committee there is a pretty good chance that if we decide to go with the SSA that they would have much more than 50%. He said there were feelings about that they had supported this before and had more than 50% and the City elected to not proceed. He said it was a good and productive meeting and he felt good about it in the end and a lot of residents expressed thanks for what the City has done to bring it forward to this point. He said he anticipates that there will be a project come out of it and the concern is where the money will come from for the City to pay its side of it. We will get information to the residents and probably have some meetings and maybe a Work Meeting with the Committee and the City Council when we get some dollars and project scopes and feedback from the residents. It will probably be an item we will talk about in our budget. There are some safety issues and he thinks those are bringing a lot of people to the table.

- The MPO met. St. George City is going to assume the lead on the Zion Transit project using the monies that were granted by the Legislature. He talked to Mayor Pike about incorporating a Santa Clara stop into the Sun Trans west side. Right now, there is a quarter cent of that sales tax from mass transit that the City is eligible for that we are not receiving because we don't have a mass transit. We could almost pay for that with our share of that tax money that we are not getting. The question is, if we would have ridership from Santa Clara and where would we want those stops to be. He said he is hoping to bring a proposal back to Council at some point in time.
- He wrote a letter to the Stake of the Church of Jesus Christ of Latter-day Saints in support of the Chapel Street Legacy Park in the orchard and hopefully we will hear back from PRI on that.
- A few more cities have dropped out of the project with UAMPS. That is going to come forward at a future meeting.
- Jack Taylor said he would like to bring it forward in the Work Meeting on Nov. 4 and have a special meeting to approve the resolution. This will be to let us know that we are out of the JUMP portion of it and also it will give us an amount that the City will go to and if it goes over that amount we will have to relook at it or get out. Council needs to know what that number is. He believes that others will come in and that will reduce our numbers in the future. Some cities are looking at more.

Jack Taylor:

- He told Council that Well #6 is down. The motor is 6 or 7 years old and that well runs 24 hours a day every day and the windings are starting to wear so we were getting voltage and amperage issues. We had it tested and they said we need to have some coating put back on, so we are going to take it out. The bowls haven't been changed for quite a few years and we are starting to see a drop in the production so while the motor is off we are going to purchase some new bowls and we will have Gardner's come out and put those new bowls in and have the old ones rebuilt if they are not too worn. We are just down to Well #7 right now.

- He also told Council that we are going to lose our power contract that we have because it ends in March 2022. He said that most of the people in UAMPS are looking to buy some power so that we are not in the market until we get this carbon free project built. The prices came in for high-load hours for this next year and 2022 at \$105 a megawatt hour. He signed the document and sent it out, but we won't move forward right now and see what comes back. We need to purchase more generators and put them down at the yard. We could generate for \$38 a megawatt hour but then we're looking at the cost of the generators. He thinks we should wait awhile until we sign off on this because he thinks the prices will lower.

Chief Randy Hancey:

- The Fire Department received a very nice donation from a local resident that allowed the department to purchase some self-contained breathing apparatus air packs and bottles and masks. It will outfit all the engines with the same type of air packs, which are the most current standard. That will make a big difference in the department's operations. The resident wanted to remain anonymous.

7. **Executive Session: None.**

8. **Adjournment:**

Motion to adjourn by Denny Drake.

Seconded by Ben Shakespeare with all members present voting aye.

Meeting Adjourned at 6:49 p.m.

Chris Shelley – City Recorder

Date Approved: _____